

This instrument was prepared by

Harrison, Conwill, Harrison & Justice

P. O. Box 557

Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty-Two Thousand and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, (herein
Earl Foster, a married man

herein referred to as grantors) do grant, bargain, sell and convey unto

Vernon Thomas and Sonya Thomas

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

From the Northeast corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 35, Township 20 South, Range 1 West, Shelby County, Alabama, proceed South 01 Deg. 00 min. 43 sec. West along the East boundary of said NW $\frac{1}{4}$ -SW $\frac{1}{4}$ a distance of 117.10 feet to the point of beginning of herein described parcel of land; thence continue South 01 deg. 00 min. 43 sec. West along the East boundary of said forty a distance of 1006.42 feet; thence proceed South 88 deg. 04 min. 58 sec. West a distance of 476.6 feet; thence proceed North 05 deg. 35 min. 03 sec. East a distance of 486.95 feet; thence proceed North 05 deg. 16 min. 47 sec. East a distance of 304.66 feet; thence proceed North 76 deg. 28 min. 57 sec. West a distance of 70.0 feet; thence proceed North 13 deg. 25 min. 41 sec. West a distance of 95.77 feet; thence proceed North 76 deg. 13 min. 26 sec. East a distance of 524.05 feet to the point of beginning. Containing 9.91 acres. The above described property is located in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 35, Township 20 South, Range 1 West, Shelby County, Alabama. THE PROPERTY DESCRIBED DOES NOT CONSTITUTE ANY PART OF THE GRANTOR'S HOMESTEAD.

GRANTEES' ADDRESS:

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And I (we) do for myself (ourselves) and for my (our) heirs executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this _____ day of September, 19 93.

WITNESS:

_____(Seal)

_____(Seal)

_____(Seal)

Earl Foster
Earl Foster

09/22/1993-29146
09:36 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 HCD 40.50

General Acknowledgment

STATE OF ALABAMA

Shelby COUNTY

I, _____ the undersigned _____, a Notary Public in and for said County, in said State, hereby certify that Earl Foster, a married man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date. 09-20-93

Given under my hand and official seal this _____ day of September A. D., 19 93

Form 31-A

Vernon & Sonya Thomas
100 Foster Rd
Columbiana, AL 35051

Joseph L. Burns

Notary Public.

Inst # 1993-29146