

Inst # 1994-08142

City Clerk  
Indian Springs Village, Alabama

Re: Petition for Annexation

The undersigned owners of the property which is contiguous to the corporate limits of the Town of Indian Springs Village, Alabama and as described in attached Exhibit A, do hereby petition the Town of Indian Springs Village to annex said property into the corporate limits of the municipality.

Done this 31<sup>st</sup> day of January, 1994.

Patricia Henderson  
Witness

David Benthwell  
Owner

2575 Willow Brook Circle  
Mailing Address

B'ham, AL 35242

Patricia Henderson  
Witness

Georgia Ann Benthwell  
Owner

2575 Willow Brook Circle  
Mailing Address

B'ham, AL 35242

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03/14/1994-08142  
11:21 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
003 MCD 13.50

600  
This instrument was prepared by  
John N. Randolph, Attorney  
(Name) Sirote & Permutt, P. C.  
(Address) 2222 Arlington Avenue, South  
Birmingham, Alabama 35205

Send Tax Notice To: David A. Boutwell  
name Georgia Ann Boutwell  
2575 Willowbrook Circle  
address  
Birmingham, Alabama 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred Twelve Thousand Five Hundred and no/100 (\$212,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Sumner G. Nesbitt, Jr. and wife, Nancie E. Nesbitt

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

David A. Boutwell and Georgia Ann Boutwell

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

Shelby County, Alabama to-wit:

Lot 6, according to the Survey of Willowbrook, recorded in Map Book 11, page 48, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Advalorem taxes for the current tax year which grantees herein assume and agree to pay.

2. 35 foot Building line as shown by recorded Map.

3. 10 foot Easement on Front and Rear as shown by recorded Map.

4. Restrictions as shown by recorded Map.

5. Restrictions appearing of record in Real 148, page 366; Real 153, page 596 and Real 352, page 810, in the Probate Office of Shelby County, Alabama.

6. Agreement with Alabama Power Company recorded in Real 153, page 604 in the Probate Office of Shelby County, Alabama.

7. Right of way for Alabama Power Company recorded in Real 114, page 141 in the Probate Office of Shelby County, Alabama.

8. Reservation in Map Book 11 page 48: Sink Hole Prone Areas\* - The subdivision shown hereon including lots and streets, lies in an area where natural lime sinks may occur. Shelby County, the Shelby County Engineer, the Shelby County Planning Commission and the individual members thereof and all other agents, servants or

continued on reverse side

TO HAVE AND TO HOLD unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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, we have hereunto set our hand(s) and seal(s), this 4th day of September, 1991.

WITNESS:

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

X Sumner G. Nesbitt, Jr. (Seal)  
Sumner G. Nesbitt, Jr.

X Nancie E. Nesbitt (Seal)  
Nancie E. Nesbitt

\_\_\_\_\_  
(Seal)

STATE OF ALABAMA

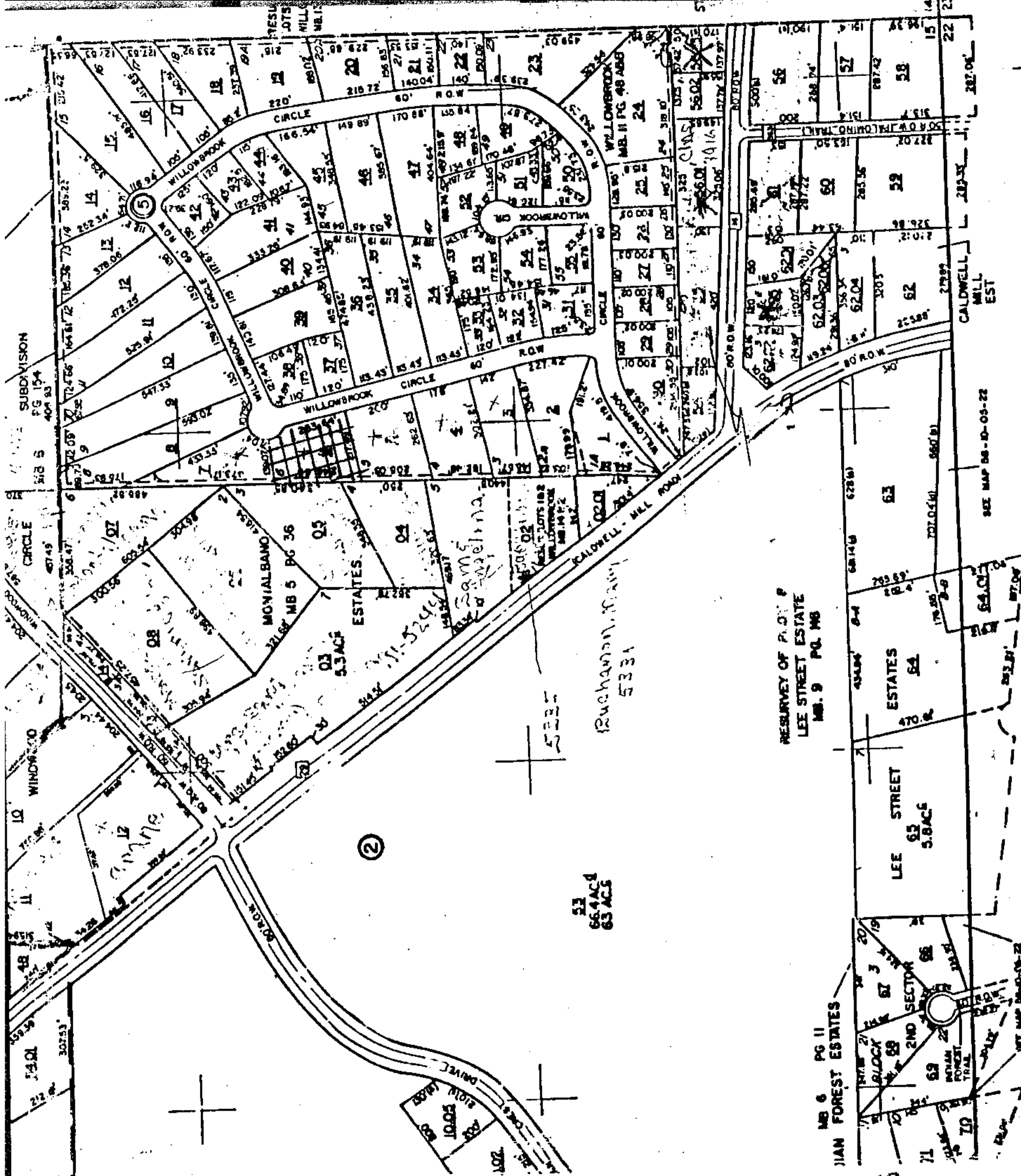
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sumner G. Nesbitt, Jr. and wife, Nancie E. Nesbitt whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of September A. D., 1991.

[Signature]  
Notary Public.  
AFFIX SEAL



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