

SEND TAX NOTICE TO:

(Name) Bernice Waldrop

(Address) P. O. Box 427 Harpersville, Al. 35078

This instrument was prepared by

(Name) _____

(Address) _____

Form 1-1-3 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Richard E. Waldrop and Bernice Waldrop

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

Bernice Waldrop

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

Shelby

County, Alabama to-wit:

Commence at the NW corner of the NE1/4 of the NW1/4 of Section 9, Township 21 South, Range 1 East; thence run South along the West line of said 1/4-1/4 for 58.18 feet to the Southerly R/W of Shelby County Hwy. 25; thence 88 deg. 15 min. 50 sec. left and run Easterly along R/W for 429.24 feet to the point of beginning; thence 88 deg. 20 min. right and run 183 feet; thence turn an interior angle of 91 deg. 40 min. 03 sec. to the right and run 188 feet; thence 90 deg. 30 min. to the left and run 182.63 feet to the Southerly R/W of Shelby County Hwy. 25; thence turn 89 deg. 27 min. 12 sec. to the left and run along said Southerly R/W for 191.21 feet to the point of beginning. Containing .54 acres more or less and being situated in the NE1/4 NW1/4 Section 9, Township 21 South, Range 1 East, Shelby County Alabama.

Inst # 1994-11989

04/12/1994-11989
09:30 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

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, _____ have hereunto set _____ hand(s) and seal(s), this 7th

day of April, 19 94

WITNESS:

(Seal)

(Seal)

(Seal)

Richard E. Waldrop (Seal)

Richard E. Waldrop (Seal)

Bernice Waldrop (Seal)

(Seal)

STATE OF ALABAMA

COUNTY }

I, Dee Anne Smith, a Notary Public in and for said County, in said State;

hereby certify that Richard E. Waldrop & Bernice Waldrop

whose name s 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 _____ executed the same voluntarily

on the day the same bears date.

Given under my hand and official seal this 7th day of April, A. D., 19 94

MY COMMISSION EXPIRES AUGUST 19, 1995

Notary Public.

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