

SEND TAX NOTICE TO:

(Name) Glenda Gipson
(Address) P.O. Box 103
Vincent, Ala 35178

This instrument was prepared by

(Name) _____

(Address) _____

Form 1-1-5 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 Thousand Dollars (\$1,000.00) DOLLARS

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

Wayne V. Adams

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

Louise Howard, Clarence Adams, Glenda Gipson, Wayne Adams
Danny Adams

(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 SW corner of the N 1/2 of the NW 1/4 of the NE 1/4 of Section 12, Township 18 South, Range 1 East; thence run East along the South line thereof for 30.0 feet, to the East R/W of a county road; thence continue last described course for 1050 feet; thence 90 deg. 00 left run 165.0 feet to the North line of the S 1/2 of the S 1/2 of N 1/2 of NW 1/4 of said Section 12, which point is the point of beginning of the parcel herein described; thence continue along the same line a distance of 45.0 feet; thence 90 deg. 00' left and run 1051.41 feet to the East right of way of said road; thence 90 deg. 23'06" left and run South along said right of way for 45.0. feet, to the North line of the S 1/2 of S 1/2 of N 1/2 of NW 1/4 of NE 1/4 of Section 12; thence run East, along the North line of S 1/2 of N 1/2 of NW 1/4 of NE 1/4 of said section 12, distance of 1051.41 feet to the point of beginning.

According to survey of Thomas E. Simmons, Registered Land Survey, dated May 14, 1985.

05/03/1994-14397
01:42 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 SNA 12.50

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, I have hereunto set my hand(s) and seal(s), this 3rd

day of May, 1994.

WITNESS:

Jackie L. Bell (Seal)

Hazel V. Adams (Seal) X

Danny Adams (Seal)

William L. Bell (Seal)

STATE OF ALABAMA

Shelby COUNTY }

I, Mary Lee Reynolds, a Notary Public in and for said County, in said State,

hereby certify that Wayne V. Adams

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 has executed the same voluntarily

on the day the same bears date.

Given under my hand and official seal this 3rd day of May, A. D., 1994

Mary Lee Reynolds
Notary Public.

Inst # 1994-14397