

This instrument was prepared by

(Name) Mary Lynn Campisi

(Address) 3017 Pump House Road  
Birmingham, Alabama 35243

Send Tax Notice To: David B. Calhoun  
name

720 County Road 39  
address

Chelsea, AL 35043

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA

Jefferson COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SIX THOUSAND AND NO/100-----  
----- DOLLARS (\$106,000.00)  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Larry R. Kelley and wife, Darlene C. Kelley

(herein referred to as grantors) do grant, bargain, sell and convey unto David B. Calhoun and wife, Janeice S. Calhoun

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in  
Shelby County, Alabama to-wit:

SEE ATTACHED EXHIBIT "A" LEGAL DESCRIPTION

\$100,700.00 OF THE CONSIDERATION STATED HEREINABOVE WAS PAID FROM THE  
PROCEEDS OF A MORTGAGE LOAN OF EVEN DATE AND CLOSED SIMULTANEOUSLY  
HEREWITH.

SUBJECT TO AD VALOREM TAXES FOR 1994 AND SUBSEQUENT YEARS, SAID TAXES  
BEING A LIEN BUT NOT DUE AND PAYABLE UNTIL OCTOBER 1, 1994.

SUBJECT TO RESTRICTIONS, BUILDING LINES, EASEMENTS, AGREEMENTS, AND  
RIGHT OF WAY AS SAME ARE FILED OF RECORD.

Inst # 1994-16181

05/19/1994-16181  
09:21 AM CERTIFIED

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever, i being the intention  
of the parties to this conveyance, that (unless the joint tenancy hereby created be 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 13th  
day of May, 19 94.

\_\_\_\_\_(Seal) Larry R. Kelley \_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal) Darlene C. Kelley \_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal) \_\_\_\_\_(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Mary Lynn Campisi, a Notary Public in and for said County, in said State, hereby certify that  
Larry R. Kelley and wife, Darlene C. Kelley  
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 they executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 13th day of May, A.D., 19 94

Mary Lynn Campisi  
Notary Public

Comm Exp 6-16-95

Inst # 1994-16181

EXHIBIT "A"

COMMENCE AT THE N.E. CORNER OF THE SE 1/4 OF THE NW 1/4 OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 1 WEST, THENCE RUN NORTHERLY ALONG EAST LINE OF SAID 1/4-1/4 FOR A DISTANCE OF 29.7'; THENCE TURN AN ANGLE TO THE LEFT OF 67 DEGREES 36 MINUTES FOR A DISTANCE OF 76.5', THENCE TURN AN ANGLE TO THE LEFT OF 9 DEGREES 54 MINUTES FOR A DISTANCE OF 189.95'; THENCE TURN AN ANGLE TO THE LEFT OF 46 DEGREES 55 MINUTES FOR A DISTANCE OF 1,377.26'; THENCE TURN AN ANGLE TO THE LEFT OF 56 DEGREES 23 MINUTES FOR A DISTANCE OF 88.7'; THENCE TURN AN ANGLE TO THE LEFT OF 33 DEGREES 02 MINUTES FOR A DISTANCE OF 109.0'; TO THE POINT OF BEGINNING, THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE FOR A DISTANCE OF 177.61'; THENCE TURN AN ANGLE TO THE LEFT OF 89 DEGREES 36 MINUTES 29 SECONDS FOR A DISTANCE OF 175.0'; THENCE TURN AN ANGLE TO THE RIGHT OF 89 DEGREES 33 MINUTES 43 SECONDS FOR A DISTANCE OF 149.48' TO THE R/W LINE OF SHELBY COUNTY HWY. #39; THENCE TURN AN ANGLE TO THE LEFT OF 89 DEGREES 34 MINUTES AND RUN ALONG SAID R/W FOR A DISTANCE OF 180.0'; THENCE TURN AN ANGLE TO THE LEFT OF 86 DEGREES 24 MINUTES 53 SECONDS FOR A DISTANCE OF 330.30'; THENCE TURN AN ANGLE TO THE LEFT OF 93 DEGREES 58 MINUTES 21 SECONDS FOR A DISTANCE OF 378.0' TO THE POINT OF BEGINNING.

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SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 16.50