

Send Tax Notices to:

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

That in consideration of Ten and no/100--(\$10.00)-Dollars and other good and valuable consideration to the undersigned Grantor(s), Rayburn Carter and wife, Lucinda J. Carter, (herein referred to as Grantor(s) in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, the said Grantor(s) does by these presents, grant, bargain, sell and convey unto the said Kenneth Carter and Libba Carter (herein referred to as Grantees) as joint tenants with rights of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

Subject to:

- This is a corrective deed given to correct the legal description of that certain deed recorded in Real Volume 15, Page 683 in the Probate Office of Shelby County, Alabama.

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

Inst # 1994-24663

08/08/1994-24663
10:29 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 14.50

Inst # 1994-24663

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this
2nd day of August, 19 94.

Rayburn Carter
Rayburn Carter

Lucinda J. Carter
Lucinda J. Carter

STATE OF ALABAMA)

Walley COUNTY)

I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that Rayburn Carter and wife, Lucinda J. Carter, 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 on this the 2nd day of August, 19 94.

Mary Stearns Kites
NOTARY PUBLIC

(NOTARIAL SEAL)

My Commission Expires: 3/12/97

EXHIBIT A

A parcel of land in the N.W. 1/4 of the S.E. 1/4 of Section 14, Township 21 South, Range 3 West, Shelby County, Alabama; described as follows:

Commence at the Southwest corner of said 1/4-1/4 section:

Thence run East along the South 1/4-1/4 line 242.30 feet to a point in the center of an asphalt drive; thence turn left 99 degrees, 35 minutes, 39 seconds and run Northwest 82.54 feet to a point in the center of said asphalt drive, thence turn Left 20 degrees, 35 minutes, 41 seconds and run Northwest 61.64 feet to a point in the center of said asphalt drive and the Point Of Beginning: Thence turn Left 20 degrees 35 minutes 31 seconds and run Northwest 66.78 feet, Thence turn Right 97 degrees, 55 minutes, 34 seconds and run Northeast 389.50 feet to a point on a fence line, Thence turn Right 102 degrees, 04 minutes, 00 seconds and run Southeast 268.40 feet along said fence to a corner marked by a metal handle garden hoe, Thence turn right 109 degrees, 08 minutes, 00 seconds and run Southwest 379.00 feet to the point of beginning.

SUBJECT TO AND BENEFITING from an easement for ingress and egress, 30 feet wide, 15 feet on each side of the following described centerline: Commence at the Southwest corner of said 1/4-1/4 section: Thence run East along the South 1/4-1/4 line 242.30 feet to a point in the center of an asphalt drive and the BEGINNING OF SAID CENTERLINE: Thence turn left 99 degrees, 35 minutes, 39 seconds and run Northwest 82.54 feet to a point in the center of said asphalt drive, Thence turn left 20 degrees, 35 minutes, 41 seconds and run Northwest 61.64 feet to a point in the center of said asphalt drive and the END OF SAID CENTERLINE.

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CC
✓ RC.
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