

SEND TAX NOTICE TO:

(Name) Charles W. Morris & Connie Morris
2281 Highway 9
 (Address) Wilsonville, Alabama 35186

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-3 Rev. 3/82

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 (\$1.00) AND OTHER GOOD & VALUABLE CONSIDERATIONS DOLLARS

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

Scotty T. Morris and wife, Lisa M. Morris

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

Charles W. Morris and wife, Connie Morris

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

Shelby

County, Alabama to-wit:

A 20 foot wide easement and right of way over the hereinafter described parcel of property for purposes of ingress and egress and utilities, said easement described as follows: The West 20 feet of the hereinafter described parcel of land: Commence at the Southeast Corner of Section 2, Township 21 South, Range 1 East; thence run westerly along the south boundary of said Section for 1080.59 feet to the point of beginning of the parcel of land herein described; thence continue along the last described course for 210.00 feet; thence turn an angle of 90° 21' 03" to the right and run 329.30 feet; thence turn an angle of 90° to the right and run 210.00 feet; thence turn an angle of 90° to the right and run 328.01 feet to the point of beginning. Said parcel is located in the SE¼ of the SE¼ of Section 2, Township 21 South, Range 1 East.

Inst # 1994-26787

08/29/1994-26787
 03:35 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 MCB 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, we have hereunto set OUR hand(s) and seal(s), this 25th

day of August, 19 94.

WITNESS:

(Seal)

(Seal)

(Seal)

Scotty T. Morris (Seal)

Lisa M. Morris (Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Scotty T. Morris and wife, Lisa M. Morris 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 25th day of August A. D., 19 94

Peggy J. Letson

Notary Public.

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