

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE OF TITLE.

*This Form Provided By*  
**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**  
P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

SEND TAX NOTICE TO:

(Name) Clarence E. Carter  
P.O. Box 53  
(Address) Alabaster, Alabama 35007

This instrument was prepared by  
Michael T. Atchison, Attorney at Law  
(Name)  
P.O. Box 822 Columbiana, Al. 35051  
(Address)

Form 115 Rev. 1002  
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 Ten Thousand and no/100 DOLLARS

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

Fred Wayne Horton, a married man  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Clarence E. Carter and Nell E. Carter  
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

All NW 1/4 of Section 20, Township 21 South, Range 1 West, Shelby County, Alabama,  
which lies South of Shelby County Highway No. 26 and West of Atchison Trace.

Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record or in evidence  
through use.

THE ABOVE DESCRIBED PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR OR OF HIS RESPECTIVE  
SPOUSE.

Inst # 1994-30136  
10/04/1994-30136  
08:30 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
JCS MCS 18.50

TO HAVE AND TO HOLD unto the said GRANTEE 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I, I have hereunto set my hand(s) and seal(s) this 3  
day of October, 19 94

WITNESS:  
  
(Seal) Fred Wayne Horton (Seal)  
(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 Fred Wayne Horton  
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 he executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 3 day of October, A. D. 19 94  
Janet Horton  
Notary Public