

SEND TAX NOTICE TO:

(Name) Mary E. Kidd

(Address) Route 1, Box 106 - Kidd Road
Vincent, AL 35178

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD

(Address) Columbiana, AL 35051

Form 1-1-5 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 Dollar and love and affection XXXXXXIS

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

Mary John McGraw, a widow, and Rachel McGraw, a widow

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

Mary E. Kidd, Christopher Datcher, Eddie D. McGraw, Minnie P. Posey,

Gene Autry McGraw, Polly Datcher and Jimmie E. Datcher

(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 parcel or lot of real estate situated in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 11, Township 19 South, Range 2 East in the Town of Vincent, Alabama. Begin at the NE corner of the Fred Lipsey lot in the Town of Vincent, Alabama and run due North a distance of 82 feet, more or less, to a point; thence run West a distance of 244 feet, more or less, along the South line of the Donnie Williams lot, to a point; thence run South a distance of 82 feet to a point; thence run East along the North line of the said Fred Lipsey lot a distance of 244 feet, more or less, to the point of beginning and said point being the NE corner of said Fred Lipsey lot in said forty. All being situated in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 11, Township 19 South, Range 2 East, in the Town of Vincent, Alabama.

Conveyed subject to right-of-way for road and utility permits.

Inst # 1995-00484

01/05/1995-00484
03:16 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 16.50

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, we have hereunto set our hand(s) and seal(s), this 3rd

day of January, 19 95.

WITNESS:

(Seal)

(Seal)

(Seal)

Mary John McGraw

Mary John McGraw

Rachel McGraw

Rachel McGraw

STATE OF ALABAMA

Shelby

COUNTY }

I, the undersigned

, a Notary Public in and for said County, in said State,

hereby certify that Mary John McGraw, a widow

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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of January, A. D., 19 95

Dorothy Jackson

Notary Public.

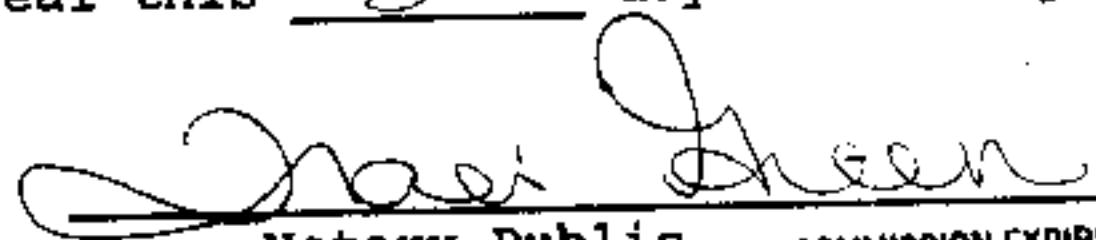
SEE OTHER SIDE FOR OTHER ACKNOWLEDGMENT

Inst # 1995-00484

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said county, in said State, hereby certify that Rachel McGraw, a widow, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3 day of January, 1995.



Notary Public MY COMMISSION EXPIRES SEPT. 28, 1998

Inst # 1995-00484

01/05/1995-00484
03:16 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCB 16.50

RETURN TO

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM
LAWYERS TITLE INSURANCE CORP.
Title Insurance
BIRMINGHAM ALA.