

SEND TAX NOTICE TO:

(Name) Mrs. Garland V Odom

(Address) 3879 Dean Rd
Pinson, AL 35126

This instrument was prepared by

(Name) Thomas L. Foster, Attorney

(Address) 1201 No. 19th St., B'ham, AL 35234

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA

JEFFERSON COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of --Fifty Thousand and no/100 ----(\$50,000.00)----- DOLLARS

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

Winston Bryce Reynolds and wife, Ann Reynolds

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

Garland V. Odom and wife, Wanda L. Odom

(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 Exhibit "A" attached hereto and made a part hereof.

Subject to ad valorem taxes for the current tax year.

Subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.

\$45,000.00 of the consideration recited above was paid from a mortgage loan executed simultaneously herewith.

Inst # 1995-16692

06/26/1995-16692
11:25 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
002 MCD 16.00

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 13th

day of June, 19 95.

WITNESS:

(Seal)

(Seal)

(Seal)

Winston Bryce Reynolds and
(Seal)

Ann Reynolds
(Seal)

BY Gertie A. Jones
Gertie A. Jones, their attorney in fact

STATE OF ALABAMA

JEFFERSON COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Winston Bryce Reynolds and wife, Ann Reynolds by and through Gertie A. Jones whose name is 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 June, A. D., 19 95

Notary Public

LEGAL DESCRIPTION

The following described property situated in the Northwest 1/4 of Southwest 1/4 of Section 8, Township 24 North, Range 13 East, Commence at the Northwest corner of the above said quarter-quarter and in an easterly direction along the north line of said 1/4-1/4 run a distance of 326.48 feet to the point of beginning; thence continue along the same said course for a distance of 466.80 feet; thence turn an angle of 90 degrees to the right for a distance of 510.0 feet; thence turn an angle of 90 degrees to the right for a distance of 283.28 feet; thence turn an angle of 90 degrees to the left for a distance of 135.65 feet to the center line of the county road; thence turn an angle of 105 degrees 00 minutes to the right for a distance of 190.0 feet along said center line of said county road; thence turn an angle of 75 degrees 00 minutes to the right a distance of 596.47 feet to the point of beginning.

EXHIBIT "A"

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COPY