

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) A.J. Kendrick
249 Road 338
(Address) Chelsea, Alabama 35043

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
P.O. Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-5 Rev. 5/82

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 Five Hundred and no/100 DOLLARS

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

A. J. Kendrick and wife, Betty Joe Kendrick
(herein referred to as grantors) do grant, bargain, sell and convey unto

A. J. Kendrick and wife, Betty Joe Kendrick
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described property situated in

09/14/1995-25582
10:05 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

Shelby County, Alabama to-wit:

The following described property situated in the SW 1/4 of the SE 1/4, Section 33, Township 19 South, Range 1 West:

Commence at the SE corner of the above said Quarter-Quarter for the point of beginning; thence in a Westerly direction along the South line of said Quarter-Quarter, run a distance of 1009.88 feet to the center line of the Public Road; thence turn an angle of 138 degrees 33 minutes 10 seconds to the right along the center of said Road for a distance of 332.14 feet; thence turn an angle of 3 degrees 52 minutes to the right along the center of said road for a distance of 200.39 feet; thence turn an angle of 2 degrees 29 minutes to the right along the center of said road for a distance of 200.79 feet; thence turn an angle of 3 degrees 53 minutes to the left along the center of said road for a distance of 197.57 feet; thence turn an angle of 1 degrees 43 minutes to the left along the center of said road for a distance of 200.47 feet; thence turn an angle of 13 degrees 38 minutes to the right along the center of said road for a distance of 157.80 feet to the East boundary line of the above said Quarter-Quarter; thence turn an angle of 117 degrees 41 minutes to the right along the East boundary line in a Southerly direction for a distance of 784.37 feet to the SE corner of said Quarter-Quarter to the point of beginning.

Subject to taxes for 1995 and subsequent years, easements, restrictions, rights of way, and permits of record.

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 14th day of September, 19 95.

WITNESS:

(Seal)

(Seal)

(Seal)

A. J. Kendrick (Seal)
A. J. Kendrick (Seal)
Betty Joe Kendrick (Seal)
Betty Joe Kendrick (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that A. J. Kendrick and wife, Betty Joe Kendrick whose name s 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 14th day of September, A. D., 19 95

my commission expires: 10/16/96

Paul F. Harrison
Notary Public.

Inst # 1995-25582