

*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) Ronnie Joe Horton  
464 Highway 305  
 (Address) Columbiana, Alabama 35051

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 Two Thousand, 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,  
 Shellye Horton, a single woman

(herein referred to as grantors) do grant, bargain, sell and convey unto  
 Ronnie Joe Horton and wife, Kathy M. Horton

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

Shelby County, Alabama to-wit:

## PARCEL I:

Commence at the Northwest corner of the NW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 33, Township 21 South, Range 1 West for the point of beginning; thence run South on the  $\frac{1}{2}$ - $\frac{1}{4}$  line for 208.0 feet; thence left 92 degrees 42 minutes 55 seconds for 35.13 feet; thence left 50 degrees 15 minutes 25 seconds for 270.21 feet; thence left 129 degrees 44 minutes 35 seconds for 198.03 feet to the point of beginning. LESS AND EXCEPT any road right of way on the Easterly side.

Situated in Shelby County, Alabama.

Subject to taxes for 1996 and subsequent years, easements, restrictions, rights of way, and permits of record.

Inst # 1995-34098

11/28/1995-34098  
 02:59 PM CERTIFIED  
 SHELBY COUNTY JUDGE OF PROBATE  
 001 MCD 11.00

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, I have hereunto set my hand(s) and seal(s), this 28thday of November, 19 95.

WITNESS:

(Seal)

Shellye Horton (Seal)  
 Shellye Horton

(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 Shellye Horton, a single woman 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 28th day of November A. D., 19 95

Martha J. Wilder  
 Notary Public

Inst # 1995-34098

MTA