

STATE OF ALABAMA

Shelby

COUNTY

Know All Men By These Presents,

That in consideration of Ten Dollars and other good and valuable DOLLARS consideration

to the undersigned grantor s Russell R. Carden and wife Colleen Burcham Carden

in hand paid by Russell R. Carden and wife Colleen Burcham Carden

the receipt whereof is acknowledged the said Russell R. Carden and wife Colleen Burcham Carden

do grant, bargain, sell and convey unto the said Russell R. Carden and wife, Colleen Burcham Carden

as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Begin at the Northwest corner of Section 11, Township 24 North, Range 15 East, and run the East along the North boundary of said Section 11 a distance of 3816.0 feet to the Northwest corner of property heretofore conveyed to my son, Russell R. Carden, which is the point of beginning of the parcel herein described; thence turn 101 deg. 38 min. right and run along the West line of said parcel heretofore conveyed to said Russell R. Carden 364.7 feet to the Southwest corner of said property heretofore conveyed to said Russell R. Carden; thence turn 78 deg. 22 min. right and run to a point on the West line of the NW 1/4 of NE 1/4 of Section 11; thence run North, along the West line of said NW 1/4 of NE 1/4 of Sec. 11 to the point of beginning.

ALSO, from the Northwest corner of Sec. 11, Township 24 North, Range 15 East, run East along the North boundary line of said Sec. 11 a distance of 3816.0 feet to the point of beginning of the parcel herein described; thence turn 101 deg. 38 min. right and run 364.7 feet; thence turn 101 deg. 38 min. left and run to a point on the East line of the NE 1/4 of NE 1/4 of said Section 11; thence run North, along the East line of said NE 1/4 of NE 1/4 of said Sec. 11 to the Northeast corner of said quarter quarter section, thence run West, along the North boundary line of said Section 11 to the point of beginning, less and except that portion thereof heretofore conveyed to Alabama Power Company, and less and except that portion thereof heretofore conveyed to said Russell R. Carden as shown by deed recorded in Deed Book 255, at page 243, Office of the Judge of Probate of Shelby County, Alabama, (which is included in the parcel described herein).

TO HAVE AND TO HOLD Unto the said Russell R. Carden and wife, Colleen Burcham Carden

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 grantee does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And we do, for ourselves and for our heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and 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 and seal,

this 29 day of July, 1982.

WITNESSES:

Russell R. Carden (Seal.)

Colleen Burcham Carden (Seal.)

Inst # 1996-00043

01703/1996-00043

09:49 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 SNA

11.50

(Seal.)

(Seal.)

Next to water old part

Return to:

TO

WARRANTY DEED

JOINT GRANTEE WITH SURVIVORSHIP

STATE OF ALABAMA,

County.

Office of the Judge of Probate

I hereby certify that the within deed
was filed in this office for record on
the _____ day of _____ 19____
at _____ o'clock _____ M, and was duly re-
corded in Volume _____ of Deeds
at page _____, and examined.

Judge of Probate.

STATE OF Alabama
Shelby

COUNTY

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Russell R. Carden and wife Colleen Burcham Carden
whose names 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 29 day of July 19 82

Joan S. Smith As Notary Public

Russell R. Carden
Rt. 1
Shelby, Al. 35143

Inst. # 1996-00043

01/03/1996-00043
09:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SMA 11.50