

This form furnished by: **Cahaba Title, Inc.**

Eastern Office  
(205) 833-1571  
FAX 833-1577

Riverchase Office  
(205) 988-5600  
FAX 988-5905

This instrument was prepared by:

(Name) J. Anthony Joseph  
(Address) \_\_\_\_\_

Send Tax Notice to:

(Name) \_\_\_\_\_  
(Address) \_\_\_\_\_

**WARRANTY DEED**

STATE OF ALABAMA  
SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and exchange of properties **DOLLARS**  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or we,  
J. Anthony Joseph

(herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto

L. Douglas Joseph

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby

County, Alabama, to-wit:

The SE 1/4 of NW 1/4 of SE 1/4 of SW 1/4 of Section 23, Township 20 South,  
Range 1 West.

This is not the homestead of the grantor or his wife.

Inst # 1996-06625

03/01/1996-06625  
09:11 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MC9 9.00

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, or its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have 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 grantee, his, her or their heirs and assigns, or its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 1st  
day of February, 19 96.

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

J. Anthony Joseph  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

STATE OF ALABAMA  
Shelby

County }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby  
certify that J. Anthony Joseph, whose name(s) 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 1st day of February, 19 96

My Commission Expires:

Martha B. Ferguson  
Notary Public

Cahaba Title