

SEND TAX NOTICE TO:

(Name) Patsy Wood and Dewayne Wood
 6240 Highway 51
 (Address) Wilsonville, AL 35186

This instrument was prepared by

(Name) Wallace, Ellis, Fowler & Head
 (Address) Columbiana, AL 35051

Form 1-1-3 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, \$ 35,000.00

That in consideration of One Dollar & other good and valuable consideration DOLLARS

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

Louise Maske, a widow
 (herein referred to as grantors) do grant, bargain, sell and convey unto

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

Shelby County, Alabama to-wit:

Lot 2:
 From the SW corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 32, Township 19 South, Range 1 East, run East a distance of 36.10 feet to the point of beginning; thence continue in a straight line a distance of 832.07 feet; thence left 81 deg. 00' 50" a distance of 382.52 feet; thence left 115 deg. 40' 27" a distance of 904.41 feet; thence left 61 deg. 07' 56" a distance of 120.83 feet to the point of beginning. Said property contains 4.7 acres, more or less. According to survey of Van Marcus Peavy, Ala. Reg. Land Surveyor No. 16681, dated May 1, 1992.

Inst # 1996-24060

07/25/1996-24060
 01:08 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 NCD 43.50

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 8th

day of July, 1996

WITNESS:

 (Seal)

 (Seal)

 (Seal)

Louise Maske
 (Louise Maske) (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Louise Maske 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 8th day of July, A.D., 1996.

Lance Brasher
 Notary Public

1996-24060