

This instrument was prepared by

Conwill & Justice
P. O. Box 557
Columbiana, Alabama 35051

GRANTEE'S ADDRESS:

Clifton Milton Jackson
Peggy Jackson
907 Ferro Ave.
Bessemer, Al 35020

Inst # 1996-32164

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-Seven Thousand and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, (herein William Thomas Harrison, Jr., a married man, herein referred to as grantors) do grant, bargain, sell and convey unto Clifton Milton Jackson and Peggy Jackson

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in SHELBY County, Alabama to-wit:

For legal description - refer to attached Exhibit "A"

\$45,000.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

Property described on Exhibit "A" constitutes no portion of the homestead of William Thomas Harrison, Jr., nor that of his spouse.

09/30/1996-32164
11:43 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE HEL 54.00


TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 hands(s) and seal(s), this 27th day of September, 1996.

WITNESS:

_____(Seal)
_____(Seal)
_____(Seal)


William Thomas Harrison, Jr. (Seal)
_____(Seal)
_____(Seal)

STATE OF ALABAMA

SHELBY COUNTY

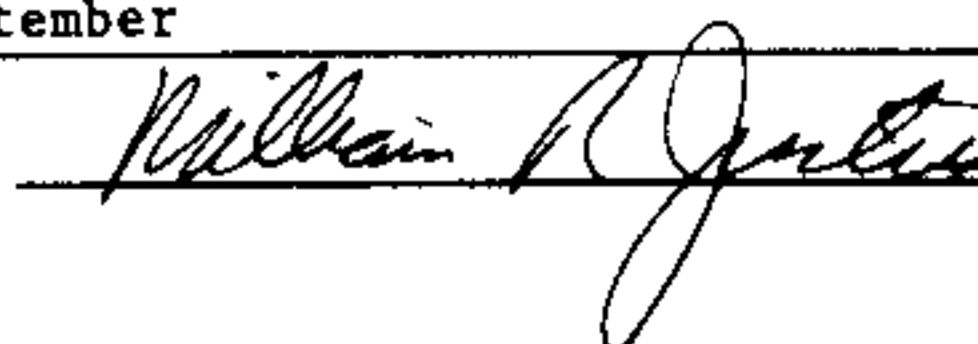
General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that William Thomas Harrison, Jr., a married man, 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of September A. D., 1996

Form 31-A




Notary Public.

GNBSC / Davis Stamp

EXHIBIT "A"

Commence at the SE corner of Lot 21, Benson's Camp, as recorded in Map Book 4 page 28, Probate Office of Shelby County, Alabama; thence 13 deg. 41 min. left from east line of said lot run 32.21 feet to the NW corner of Lot 11 and the Point of Beginning; thence 66 deg. 09 min. 17 sec. left run Easterly 39.67 feet to the NE corner of said Lot 11; thence 108 deg. 32 min. 45 sec. right run Southwesterly 125.58 feet more or less to the 397 contour of Lay Lake; thence run Northwesterly along said contour the following described courses: 100 deg. 35 min. 32 sec. right run 32.55 feet; thence 24 deg. 19 min. 31 sec. right run 24.52 feet; thence 64 deg. 08 min. 36 sec. right run 27.01 feet; thence 56 deg. 40 min. 13 sec. left run 99.93 feet; thence leaving said contour 111 deg. 34 min. 13 sec. right run 24.10 feet; thence 35 deg. 59 min. 03 sec. right run Southeasterly 83.32 feet to the point of beginning; being situated in Shelby County, Alabama.

Also, an undivided one-seventh interest in and to the following described property: Commencing at the Northwest corner of NE 1/4 of SE 1/4, Section 34, Township 24 North, Range 15 East; thence run North 88 deg. 12 min. East along the North boundary line of said 1/4 1/4 section a distance of 605.00 feet to the Northwest corner of Lot No. 1 as per Map of Benson's Camp, recorded in Map Book 4 page 28, in the Office of the Judge of Probate of Shelby County, Alabama; thence run South 0.00 deg. 06 min. East a distance of 264.00 feet to the point of beginning of the Lot herein described and conveyed; thence continue South 0.00 deg. 06 min. East and run a distance of 6.00 feet to the Southwest corner of Lot No. 5 as per said Map; thence run North 88 deg. 12 min. East along the South side of said Lot No. 5 a distance of 8.00 feet; thence run North 0.00 deg. 06 min. West a distance of 6.00 feet; thence run South 88 deg. 12 min. West a distance of 8.00 feet to the point of beginning. This being a plot of ground 6.00 feet wide and 8.00 feet long situated in SW corner of said Lot No. 5, being the lot on which the well is drilled. All being situated in Shelby County, Alabama.

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