

SEND TAX NOTICE TO:

(Name) James Ingram  
(Address) 10231 No. Main St  
Wicksomville, AL 35186

This instrument was prepared by  
(Name) Mike T. Atchison  
(Address) P O Box 822, Columbiana, AL 35051

Form 1-1-3 Rev. 5/92  
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 TWELVE THOUSAND SEVEN HUNDRED FIFTY AND NO/100 DOLLARS

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

JERRY L. BOWEN, a single man,

(herein referred to as grantors) do grant, bargain, sell and convey unto

JAMES H. INGRAM and wife, ETHELENE M INGRAM,

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

SHELBY

County, Alabama to-wit:

Commencing at the Northeast corner of Section 1, Township 21, Range 1 East and run West along the North boundary of said section 35 yards for point of beginning of lot herein conveyed, continue thence along the North boundary of said section West 70 yards, run thence in a southerly direction and parallel with the East boundary of said section 35 yards, and run thence East and parallel with the North boundary of said section 70 yards, run thence North and parallel with the East boundary of said section 35 yards to point of beginning; being situated in the Northeast quarter of the Northeast quarter of Section 1, Township 21 South, Range 1 East, Shelby County, Alabama.

Subject to taxes for 1997 and subsequent years, easements, restrictions, rights of way, and permits of record.

Inst # 1996-32277

10/01/1996-32277  
08:09 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 HCD 21.50

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 27th day of September, 1996.

WITNESS:

(Seal) Jerry L Bowen (Seal)  
Jerry L Bowen (Seal)  
(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 Jerry L. Bowen 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 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

Notary Public

My Commission Expires: 10/16/96

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