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**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**  
P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

SEND TAX NOTICE TO:  
(Name) Jon P. Shugrue  
(Address) P.O. Box 731  
Columbiana, AL 35051

This instrument was prepared by  
(Name) Michael T. Atchison, Attorney at Law  
(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-5 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, . . . .

That in consideration of Five Hundred and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Waymon Douglas Rasco, Sr. and wife, Doris D. Rasco

(herein referred to as grantors) do grant, bargain, sell and convey unto  
Jon P. Shugrue and Sharon R. Shugrue

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

SEE ATTACHED SHEET EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to restrictions, easements and rights of way of record.

Inst # 1997-11836  
04/16/1997-11836  
02:35 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 11.50

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, we have hereunto set our hand(s) and seal(s), this 16th day of April, 19 97

WITNESS:  
\_\_\_\_\_(Seal) Waymon Douglas Rasco, Sr. (Seal)  
\_\_\_\_\_(Seal) Doris D. Rasco (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 Waymon Douglas Rasco, Sr. and Doris D. Rasco whose name s 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 16th day of April, A. D. 19 97  
Beverly Annell  
Notary Public.

Inst # 1997-11836

EXHIBIT "A"

COMMENCE AT THE SOUTHWEST CORNER OF THE SE¼ OF NE¼, SECTION 23, TOWNSHIP 21 SOUTH, RANGE 1 WEST; THENCE RUN NORTHERLY ALONG THE EAST BOUNDARY LINE OF SAID SE¼ OF NE¼, A DISTANCE OF 414.73 FEET TO A POINT; THENCE TURN AN ANGLE OF 90°00'00" TO THE LEFT AND RUN WESTERLY A DISTANCE OF 765.03 FEET TO A POINT ON THE WESTERN 40 FOOT RIGHT-OF-WAY LINE OF COUNTY HIGHWAY NO. 47; THENCE TURN AN ANGLE OF 114°38'27" TO THE LEFT AND RUN SOUTHEASTERLY ALONG SAID RIGHT-OF-WAY LINE A DISTANCE OF 73.00 FEET TO A POINT; THENCE TURN AN ANGLE OF 93°51'53" TO THE RIGHT AND RUN A DISTANCE OF 131.49 FEET TO A POINT; THENCE TURN AN ANGLE OF 32°08'11" TO THE LEFT AND RUN A DISTANCE OF 57.63 FEET TO A POINT; THENCE TURN AN ANGLE OF 27°34'38" TO THE LEFT AND RUN A DISTANCE OF 98.84 FEET TO A POINT; THENCE TURN AN ANGLE OF 23°36'46" TO THE RIGHT AND RUN A DISTANCE OF 79.06 FEET TO A POINT; THENCE TURN AN ANGLE OF 26°55'53" TO THE RIGHT AND RUN A DISTANCE OF 167.95 FEET TO A POINT; THENCE TURN AN ANGLE OF 36°33'57" TO THE RIGHT AND RUN A DISTANCE OF 75.44 FEET TO A POINT; THENCE TURN AN ANGLE OF 18°33'48" TO THE RIGHT AND RUN A DISTANCE OF 11.17 FEET TO A POINT ON A 4 FOOT HIGH CHAIN LINK FENCE LINE AND THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE SAME LINE OF DIRECTION A DISTANCE OF 64.49 FEET TO A POINT; THENCE TURN AN ANGLE OF 51°57'20" TO THE LEFT AND RUN A DISTANCE OF 75.15 FEET TO A POINT; THENCE TURN AN ANGLE OF 23°27'42" TO THE LEFT AND RUN A DISTANCE OF 74.49 FEET TO AN IRON PIPE FOUND IN PLACE; THENCE TURN AN ANGLE OF 130°35'08" TO THE LEFT AND RUN ALONG AN OLD FENCE LINE (POSSESSION LINE) A DISTANCE OF 194.14 FEET TO A POINT AT THE CORNER OF SAID OLD FENCE LINE AND A 4 FOOT HIGH CHAIN LINK FENCE LINE; THENCE TURN AN ANGLE OF 108°13'02" TO THE LEFT AND RUN ALONG SAID CHAIN LINK FENCE LINE A DISTANCE OF 64.39 FEET TO THE POINT OF BEGINNING. SAID PARCEL IS LYING IN THE S½ OF NE¼, SECTION 23, TOWNSHIP 21 SOUTH, RANGE 1 WEST AND CONTAINS 0.2591 ACRE.

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