

Bobby Joe Seales
P.O. Box 89
Olathe, KS 66061

State of Alabama

Shelby County

Know All Men By These Presents,

That in consideration of Ten Dollars and other considerations DOLLARS

to the undersigned grantor Bobby Joe Seales, a married man

in hand paid by the grantees

the receipt whereof is acknowledged I the said grantor

do grant, bargain, sell and convey unto the said grantees, BOBBY JOE SEALES,
DIANE SEALES, DAVID MICHAEL SEALES

as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL

It is the intention of the grantor to create survivorship in property described in the Probate Records of Shelby County, Alabama, whether correctly described herein or not, recorded as follows:

*Real Book 153, pages 10, 11, and 12, Case Number CV-86-370(E), recorded September 28, 1987.

*Instrument Number 1992-30051, recorded December 15, 1992.

*Instrument Number 1992-30052, recorded December 15, 1992.

*Instrument Number 1993-41001, recorded December 21, 1993.

*Instrument Number 1994-37710, recorded December 29, 1994.

This described property does not constitute the homestead of the grantor.

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 grantee does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I do, for myself and for my heirs, executors and administrators, covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I have a good right to sell and convey the same as aforesaid; that I will, and my 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 and seal,

this 17th day of April, 1997.

WITNESSES:

x Bobby Joe Seales (Seal.)

(Seal.)

(Seal.)

(Seal.)

[Handwritten signature]
exp 3 2000

04/18/1997-12157
02:48 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
\$33.00 14.00

Bobby Joe Seales

TO

BOBBY JOE SEALES
DIANE SEALES

DAVID MICHAEL SEALES

WARRANTY DEED

JOINT GRANTEEES WITH SURVIVORSHIP

STATE OF ALABAMA,

Shelby County.

Office of the Judge of Probate

I hereby certify that the within deed was

filed in this office for record on the

day of 19

at o'clock M, and was duly re-

corded in Volume of Deeds

at page , and examined.

Judge of Probate.

State of

Shelby

COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bobby Joe Seales, 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 17th day of April 19 97.

Exp 3-8-00

[Signature]

As Notary Public

State of

COUNTY

I, a Notary Public in and for said County, in said State, do hereby certify that on the day of 19 , came before me the within named , known to me to be the wife of the within named who, being examined separate and apart from the husband touching her signature to the within conveyance, acknowledged that she signed the same of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this the day of 19

As Notary Public

EXHIBIT "A"

Commence at the Southwest Corner of the NW 1/4 of the SW 1/4 of Section 8, Township 21 South, Range 2 West; thence proceed in a northerly direction along the west boundary of said 1/4-1/4 for a distance of 66.0 feet to a point; thence turn an angle of 91 degrees 43 minutes 22 seconds to the right and run along a line which is parallel to the south line of said 1/4-1/4 for a distance of 142.53 feet to a point on the east right-of-way line of Shelby County Road No. 339, said point being the point of beginning of the parcel of land herein described; thence continue along the last described course for 177.47 feet to a point; thence continue along said course for 18.93 feet; thence turn an angle of 90 degrees 56 minutes 33 seconds to the left and run northerly for 14.65 feet to an old axle; thence continue along the last described course (running through an old post located 288 feet north of said axle) for a distance of 381.96 feet to the point of intersection with the east right-of-way line of aforementioned County Road No. 339; thence turn an angle of 162 degrees 27 minutes 04 seconds to the left and run along said right-of-way along a curve to the right, having a radius of 984.93 feet and central angle of 15 degrees 06 minutes 37 seconds, for an arc distance of 259.75 feet to a point; thence turn an angle of 90 degrees to the left and run 10.0 feet; thence turn an angle of 90 degrees to the right and continue along said right-of-way for 113.20 feet; thence continue along said right-of-way along a curve to the left, having a radius of 778.51 feet and central angle of 4 degrees 57 minutes 09 seconds, for an arc distance of 67.29 feet to the point of beginning. Said parcel is located in the NW 1/4 of the SW 1/4 of Section 8, Township 21 South, Range 2 West, and contains 0.79 acre.

SIGNED FOR IDENTIFICATION:


Bobby Joe Seales

Inst # 1997-12157

04/18/1997-12157
02:48 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 HEL 14.00