

This Form Provided By
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) Mary John Weldon
7711 Saxon Drive
(Address) Huntsville, Alabama 35802

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
P.O. Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-5 Rev. 3/82
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,

Mary John Weldon, a single woman

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

Mary John Weldon and Elizabeth Weldon Bentley

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

Shelby County, Alabama to-wit:

That certain lot with the dwelling and other appurtenances thereon, situated in the Town of Wilsonville, in said State and County, and bounded and described as follows, to-wit:

Commencing at the Northeast corner of the J.F. Pope dwelling lot (formerly sold to the said J.F. Pope by E. W. Williamson as administrator of the Estate of John E. Densler deceased), and running thence North a distance of 122 feet to the Southeast corner of the Johnie May Black lot; thence West a distance of 167 feet; thence North 20 feet; thence West 118 1/2 feet; thence North 82 feet to a point on the Southern boundary line of the McGowen lot; thence West along the Southern boundary line of the said McGowen lot a distance of 61 feet to a corner; thence South a distance of 215 feet to the Southeast corner of the lot of J.R. Black (now the Hebb lot); thence East 346 1/2 feet, more or less, to the point of beginning.

Being a part of SE 1/4 of the NE 1/4, Section 1, Township 21 South, Range 1 East, Shelby County, Alabama.

Subject to taxes for 1997 and subsequent years, easements, ~~1954~~ restrictions, rights of way, and permits of record.

06/12/1997-18546
01:34 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCB 9.00

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 29th

day of April, 19 97

WITNESS:

Mike T. Atchison (Seal)

____ (Seal)

____ (Seal)

STATE OF ALABAMA }

MOBILE COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that George E. Weldon, whose name as Attorney in Fact for Mary John Weldon

~~WELDON~~ 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, in his capacity as such attorney in fact.

Given under my hand and official seal this 29th day of April, A.D. 19 97

Thelma W. Linder
Notary Public

Commission expires 5/14/2000

Inst # 1997-18546