

THIS INSTRUMENT WAS PREPARED WITHOUT EVIDENCE OF TITLE.

SEND TAX NOTICE TO:

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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

(Name) William H. Harper, Jr.

(Address) _____

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Al. 35051

Form 1-1-3 Rev. 5/83

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 & 00/100 DOLLARS

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

Margaret L. Robinson and husband, Scott L. Robinson

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

William H. Harper, Jr. and Jean C. Harper

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

Shelby

County, Alabama to-wit:

An easement for ingress and egress and utilities across the South 30 feet of the E 1/2 of the NW 1/4 of NW 1/4 of Section 1, Township 21 South, Range 1 East, lying West of Blue Springs Road, Shelby County, Alabama.

The above described property is not the homestead of the grantor.

10/13/1997-33193
09:56 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 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, we have hereunto set our hand(s) and seal(s), this

day of August, 1997

WITNESS:

Mary Sue McCluskey (Seal)

(Seal)

(Seal)

Margaret L. Robinson (Seal)

Scott L. Robinson (Seal)

(Seal)

STATE OF ALABAMA

COUNTY

MY COMMISSION EXPIRES APRIL 25, 1998

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Margaret L. Robinson and Scott L. Robinson whose name is 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

20

day of

Aug

August

A. D. 19 97

Barbara Cherry

Notary Public