

Important: Read Instructions on Back Before Filling out Form.

Inst # 1998-03848
02/05/1998-03848
09:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
26.80
002 KCS

THE FORM PREPARED BY
SHELBY COUNTY ABSTRACT & TITLE CO., INC.
 P. O. Box 782 • Columbus, Alabama 36801
 (205) 644-4201 • (205) 644-4201 • Telex 509-5100

This instrument was prepared by

Name Mrs. E. Archibald, ALLEGEDLY

Address P. O. Box 822, Columbus, AL 36801

From 1944 thru 1988
 SHELBY COUNTY ABSTRACT & TITLE CO., INC. • LAKESIDE DRIVE • COLUMBUS, ALABAMA

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY THOUSAND AND NO/100----- (\$90,000.00) AND

to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we,
GARY E. STRICKLIN and wife, PATTY A. STRICKLIN,

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

KEVIN A. KNAUSS and wife, NICOLE R. KNAUSS,

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

SHELBY

County, Alabama to-wit:

Commence at the NW corner of the NW 1/4 of the NW 1/4 of Section 8, Township 22 South, Range 1 East; thence run Easterly along the north line thereof for 374.34 feet to the Point of Beginning; thence continue last described course for 144.0 feet; thence 74 degrees 10 minutes right run Southwesterly for 503.73 feet to the north R/W line of Shelby County Highway 42; thence 48 degrees 30 minutes 47 seconds right to chord of a curve conceived left having a radius of 1206.84 and a central of 7 degrees 14 minutes 48 seconds; thence run Southwesterly along said curve and R/W for 132.09 feet; thence 91 degrees 00 minutes 48 seconds right run Northwesterly for 629.21 feet to the Point of Beginning.

According to the survey of Thomas W. Simons, L.S. 12945, dated May 26, 1993.

Subject to taxes for 1993 and subsequent years, easements, restrictions, rights-of-way and permits of record.

\$83,500.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

Inst # 1998-14860

06/01/1998-14860
 01:00 PM CERTIFIED
 SHELBY COUNTY JUDGE W. HUNT
 ON 06 15.00

TO HAVE AND TO HOLD unto the said GRANTEE as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that neither the joint tenancy hereby created is severed or terminated during the joint lives of the parties hereby in the event one greater herein survives the other, the entire interest in the above shall pass to the surviving grantor, and if one does not survive the other, then the heirs and assigns of the grantor herein shall take as tenants in common.

And I, Paul do hereby certify and for my true belief, execution, and administration purposes with the said GRANTEE, their heirs and assigns, that I am free and lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as above; that I have and my true belief, execution and administration shall warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and official seal, this 31st

day of May, 1998

WITNESSES:

_____ Notary Public

_____ Notary Public

_____ Notary Public

STATE OF ALABAMA

SHELBY

COUNTY

the undersigned authority

do hereby certify that Gary E. Stricklin and wife, Patty A. Stricklin

have come to me, signed to the foregoing conveyance, and who they 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 were made.

Given under my hand and official seal this 31st day of May, A.D. 1998

MY COMMISSION EXPIRES: 10/16/98

Inst # 1998-03849

02/05/1998

09:41 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 MCD 26.80