

This instrument was prepared by

✓ **Conwill & Justice**
P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Nineteen Thousand and no/100----- (\$19,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, (herein Malissa Kay Horton, an unmarried woman and Randal H. Ward, an unmarried man herein referred to as grantors) do grant, bargain, sell and convey unto

Philip Holtzclaw and wife, Cindy Holtzclaw

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

Shelby

County, Alabama to-wit:

Lot 13, according to the Survey of Stillwood Estates, as recorded in Map Book 11 page 54 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Inst # 1998-08712

03/12/1998-08712
03:20 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 27.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 hands(s) and seal(s), this 11th day of March, 19 98.

WITNESS:

(Seal)

(Seal)

(Seal)

Malissa Kay Horton (Seal)
Malissa Kay Horton
Randal H. Ward (Seal)
Randal H. Ward (Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Vicki N. Smith, a Notary Public in and for said County, in said State, hereby certify that Malissa Kay Horton and Randal H. Ward 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 11th day of March A. D., 19 98

Vicki N. Smith
3-14-99

Notary Public