

This form furnished by: **Cahaba Title, Inc.**

Eastern Office
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FAX 988-5905

This instrument was prepared by:

(Name) Gail Owen
(Address) 1011 Chelsea Rd.
Columbiana, Ala. 35051

Send Tax Notice to:

(Name) ✓ Doug Joseph
(Address) 1997 Hwy 69
Columbiana AL 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$ 1 and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we Retaining 2/3 Undivided interest Johnella B. Joseph (also known as John Ella B. Joseph)
(herein referred to as grantors), do grant, bargain, sell and convey unto

1/3 Undivided interest - L. Douglas Joseph, Kathy A. Joseph, Kathy A. Joseph, as Trustee of the Louis Douglas Joseph Irrevocable Trust dated 12/29/89 for the benefit of Louis Daniel Joseph; and Kathy A. Joseph, as Trustee of the Louis Douglas Joseph Irrevocable Trust dated 12/29/89 for the benefit of Seth Douglas Joseph.

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

Shelby County, Alabama, to-wit:

The S 1/2 of SE 1/4 of SW 1/4 of NE 1/4 of Section 26, Township 20 South, Range 1 West;
The SW 1/4 of SW 1/4 of NE 1/4 of Section 26, Township 20 South, Range 1 West;
The NW 1/4 of NW 1/4 of SE 1/4 of Section 26, Township 20 South, Range 1 West.

Inst # 1998-13334

04/15/1998-13334
08:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 11.00

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, or its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have 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 grantee, his, her or their heirs and assigns, or its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 31
day of December, 19 97.

(Seal)

Johnella B. Joseph (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

County }

General Acknowledgment

I, Debbie L. Mays, a Notary Public in and for said County, in said State, hereby certify that Johnella B. Joseph, whose name(s) 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 31 day of December, 19 97

MY COMMISSION EXPIRES MARCH 23, 2000

My Commission Expires:

Debbie L. Mays
Notary Public