

(Name) Chester Kelley, Jr.
143 Heather Ridge Dr.
(Address) Pelham, Al. 35124

This instrument was prepared by

(Name) Jones & Waldrop
1025 Montgomery Highway
(Address) Birmingham, Al. 35216

Form 1-15 Rev. 5/82
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - MACON CITY TITLE COMPANY, INC., BIRMINGHAM, ALABAMA

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One hundred eighty thousand and no/100 (\$180,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Deborah M. Chapman and Patricia M. Yocum as Co-Executrixes of the Estate of
Herman J. Morris, deceased, Probate Case #37-251
(herein referred to as grantors) do grant, bargain, sell and convey unto

Chester Kelley, Jr. and Edna E. Kelley

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

Shelby County, Alabama to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

Subject to: All easements, restrictions and rights of way of record.

\$144,000.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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01:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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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 18

day of December, 19 98

WITNESS:

Patricia M. Yocum (Seal)
PATRICIA M. YOCUM, as Co-Executrix of
the Estate of Herman J. Morris, deceased,
Probate Case #37-251 (Seal)

Deborah M. Chapman (Seal)
DEBORAH M. CHAPMAN, Co-Executrix of the
Estate of Herman J. Morris, deceased (Seal)
Probate Case #37-251 (Seal)

STATE OF ALABAMA }
COUNTY }

I, _____, a Notary Public in and for said County, in said State
hereby certify that _____
whose name _____ signed to the foregoing conveyance, and who _____ known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance _____ executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this _____ day of _____, A.D. 19

Notary Public

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said county in said state hereby certify that Deborah M. Chapman and Patricia M. Yocum as Co-Executrixes of the Estate of Herman J. Morris, deceased Probate Case #37-251 whose names 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 in their capacity as Co-Executrixes of the Estate of Herman J. Morris, deceased executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 18 day of December, 1998.

Susan C. Goff
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/13/00

James H. Walden
12114-98

EXHIBIT A

CONTINUED

Lot 22, according to the survey of Heather Ridge, as recorded in Map Book 17, Page 22, in the Probate Office of Shelby County, Alabama; LESS AND EXCEPT part of said Lot 22 described as follows: Begin at the Northwest corner of Lot 92 of Kingwood, Third Addition as recorded in Map Book 7, Page 26, in the Office of the Judge of Probate of Shelby County, Alabama; thence run South 89 degrees, 32 minutes, 00 seconds East a distance of 25.06 feet along the North line of said Lot 92 to a point on the East line of Lot 22; thence run South 00 degrees, 20 minutes, 14 seconds West a distance of 15.59 feet along the East line of said Lot 22 to the Southwest corner thereof; thence run North 89 degrees, 32 minutes, 00 seconds West a distance of 100.14 feet along the south line of said lot 22 to the Southwest corner thereof; thence run North 00 degrees, 20 minutes, 14 seconds East a distance of 17.21 feet along the west line of said Lot 22; thence run South 88 degrees, 36 minutes, 02 seconds East a distance of 61.11 feet along the North line of said Lot 92 to the point of beginning; being situated in Shelby County, Alabama.

The construction of mental unless the meaning
provisions and Sections A and B are attached

Inst # 1998-51334

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SHELBY COUNTY JUDGE OF PROBATE
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