

(Name) Albert L. Weber

(Address) 168 Chestnut Lane, Helena, AL 35080

This instrument was prepared by

(Name) Courtney Mason & Associates

(Address) 1904 Indian Lake Drive, Suite 100

Birmingham, Alabama 35244

Form 1-15 Rev. 5/97
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Shelby COUNTY }

That in consideration of Five Hundred and no/100ths ----- (\$500.00) ----- DOLLARS

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

Albert L. Weber, and wife, Marilyn H. Weber

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

Albert L. Weber, and wife, Marilyn H. Weber

(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 legal description Exhibit "A"

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any of record.

Inst # 1999-12029

03/23/1999-12029
09:25 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002. MRS 12.00

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 (we) 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 17th

day of March, 19 99

WITNESS:

(Seal)

(Seal)

(Seal)

Albert L. Weber (Seal)
Marilyn H. Weber (Seal)

STATE OF ALABAMA

Shelby COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Albert L. Weber, and wife, Marilyn H. Weber 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of March, A.D. 1999

Notary Public, My Comm. Expires March 05, 2003

3/5/03

EXHIBIT "A"
LEGAL DESCRIPTION:

Commence at the NE corner of the SE 1/4 of the SE 1/4 of Section 23, Township 20 South, Range 4 West, said point being the point of beginning; thence proceed South along the East line of said 1/4-1/4 for a distance of 418.06 feet; thence turn an angle to the right of 83 degrees 38 minutes 43 seconds for a distance of 482.51 feet; thence turn an angle to right of 100 degrees 44 minutes 42 seconds for a distance of 346.76 feet; thence turn an angle to the left of 53 degrees 09 minutes 54 seconds for a distance of 222.39 feet to a point on a cul-de-sac having a central angle of 26 degrees 02 minutes 37 seconds and a radius of 66.0 feet; thence turn an angle to the right, as measured to chord of said curve, for distance of 30.0 feet along arc of said curve; thence turn an angle to the right of 76 degrees 58 minutes 42 seconds as measured from chord of said curve if extended, for a distance of 189.12 feet; thence turn an angle to the left of 15 degrees 55 minutes 21 seconds for a distance of 423.81 feet to the point of beginning.
According to survey of Karl Hager, R.L.S. #11040, dated February 24, 1989.

Said property being a part of Tract 2, according to the survey of Chestnut Glen Estates, as recorded in Map Book 13, Page 77, in Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.



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