

THIS INSTRUMENT PREPARED BY:

A. DWIGHT BLAIR
Blair and Parsons
1711 Cogswell Avenue
Pell City, Alabama 35125

Send Tax Notice To:

HUE VAN LE
JULIE PHAN LE

99030079
\$55,600.00
1 v. 14e

SURVIVORSHIP DEED

**NO TITLE DESCRIPTION
PERFORMED BY PREPARER.**

STATE OF ALABAMA
SHELBY COUNTY

05/11/1999-19830
01:56 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 SNA

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I/we, IDA MAE FARLEY TAYLOR, a single woman, ELLIOTT DANIEL GIBSON and wife, REBECCA LYNNETAYLOR GIBSON, (herein referred to as grantors) do grant, bargain, sell and convey unto HUE VAN LE and JULIE PHAN LE, (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

COMMENCE AT THE S.E. CORNER OF THE S.E. 1/4 OF THE S.W. 1/4 OF SECTION 5, TOWNSHIP 19 SOUTH, RANGE 1 WEST AND RUN WESTERLY ALONG THE SOUTH LINE OF SAID 1/4 - 1/4 SECTION 361.93 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND HEREIN DESCRIBED; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE 104.00 FEET; THENCE TURN 90 DEG. 23' 57" RIGHT AND RUN 632.03 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF FARLEY LANE; THENCE TURN 89 DEG. 26' 28" RIGHT AND RUN EASTERLY ALONG SAID RIGHT OF WAY LINE 104.00 FEET; THENCE TURN 90 DEG. 33' 31" RIGHT AND RUN 632.32 FEET TO THE POINT OF BEGINNING. ACCORDING TO THE FEBRUARY 8, 1999 SURVEY BY M. D. ARRINGTON, ALA. REG. #10686.

DESCRIPTION FURNISHED BY GRANTOR.

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, I (we) have hereunto set my (our) hand(s) and seal(s)
this 25 day of March, 1999.

Ida Mae Farley Taylor
IDA MAE FARLEY TAYLOR

Elliott Daniel Gibson
ELLIOTT DANIEL GIBSON

Rebecca Lynnetaylor Gibson
REBECCA LYNNETAYLOR GIBSON

STATE OF ALABAMA
St. Clair COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that IDA MAE FARLEY TAYLOR, whose name 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 25 day of March, 1999.

Nancy S. Johnson
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 12, 2002
BONDED THRU NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA
St. Clair COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that ELLIOTT DANIEL GIBSON, whose name 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25 day of March, 1999.

Nancy S. Johnson
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 12, 2002
BONDED THRU NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA
St. Clair COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that REBECCA LYNNETAYLOR GIBSON, whose name 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.

Inst. # 1999-19830

Given under my hand and official seal this 25 day of March, 1999.

Nancy S. Johnson
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 12, 2002
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