

This form provided by

**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**

P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

**SEND TAX NOTICE TO:**

(Name) Edison W. Carmack

(Address) 2414 Money Rd

Columbiana, Ala 35051

This instrument was prepared by:

**MIKE T. ATCHISON**  
P. O. Box 822  
Columbiana, AL 35051

Form 1-1-3 Rev. 4/79

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - Stewart Title Insurance Corp. of Houston, TX**

STATE OF ALABAMA  
SHELBY } COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and no/100 DOLLARS

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

James F. Smith and wife, Judy G. Smith

(herein referred to as grantors) do grant, bargain, sell and convey unto  
Edison W. Carmack and Margie Ann Carmack

(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 Exhibit "A" for Legal Description.

Subject to taxes for 1999 and subsequent years, easements, restrictions, rights of way and permits of record.

Inst # 1999-32282

08/03/1999-32282  
08:23 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 CRH 65.50

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 the staple 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 herunto set our hand(s) and seal(s), this 28th day of July, 1999.

WITNESS:

Fred W. Abt (Seal)

James F. Smith (Seal)

Fred W. Abt (Seal)

Judy G. Smith (Seal)

STATE OF ALABAMA

COUNTY }

I, the undersigned authority Fred W. Abt, a Notary Public in and for said County, in said State,

hereby certify that James F. Smith and Judy G. Smith whose name 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 28th day of July, A. D. 19 99

Fred W. Abt

Notary Public

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

Commence at an iron rail marking the SW corner of Section 19, Township 21 South, Range 1 East; thence run in an Easterly direction along the South boundary line of said Section 19, a distance of 1323.92 feet to the SW corner of the SE 1/4 of SW 1/4 of said Section 19 and the point of beginning; thence continue along the said South boundary line of Section 19 a distance of 1323.92 feet to the SE corner of the SE 1/4 of SW 1/4 of said Section 19; thence turn an angle of 90 degrees 27 minutes 13 seconds to the left and run Northerly along the East boundary line of said SE 1/4 of SW 1/4 and the East boundary line of the NE 1/4 of SW 1/4 of said Section 19, a distance of 1423.95 feet to a point on the Southern 60-foot right of way line of County Highway #30; thence turn an angle of 100 degrees 09 minutes 58 seconds to the left and run Westerly along said right of way line and along a curve to the right (concave Northerly and having a radius of 5789.58 feet and a central angle of 1 degrees 47 minutes 45 seconds) an arc distance of 181.47 feet to a point; thence continue along said right of way line along the tangent of said curve a distance of 110.30 feet to a point; thence turn an angle of 90 degrees to the right and run Northerly a distance of 20.0 feet to a point on the Southern 40-foot right of way line of said County Highway #30; thence turn an angle of 90 degrees to the left and run Westerly along said right of way line a distance of 373.10 feet to a point; thence continue along said right of way line along a curve to the right (concave Northerly and having a radius of 2904.79 feet and a central angle of 13 degrees 07 minutes 11 seconds) an arc distance of 665.15 feet to a point on the West boundary line of the said SE 1/4 of SW 1/4; thence turn an angle of 94 degrees 44 minutes to the left from the tangent of said curve and leaving said right of way, run Southerly along the said West boundary line of SE 1/4 of SW 1/4 a distance of 1312.03 feet to the point of beginning. Said parcel of land is lying in the SE 1/4 of SW 1/4 and NE 1/4 of SW 1/4, Section 19, Township 21 South, Range 1 East.

LESS AND EXCEPT that portion previously conveyed to Vincent L. Yacko and wife, Carolyn M. Yacko, by deed recorded in Instrument #1992-03015, in the Probate Office of Shelby County, Alabama, more particularly described as follows:

Commence at an iron rail marking the Southwest corner of Section 19, Township 21 South, Range 1 East; thence run in an Easterly direction along the South boundary line of said Section 19, a distance of 1323.92 feet to the Southwest corner of the SE 1/4 of SW 1/4, of said Section 19; thence turn an angle of 90 degrees 26 minutes 15 seconds left and run Northerly along the West boundary line of said SE 1/4 of SW 1/4 a distance of 1312.03 feet to a point on the South 40 foot right of way line of Shelby County Highway No. 30; thence turn an angle of 94 degrees 44 minutes 00 seconds right to the tangent of a curve to the left (concave Northerly and having a radius of 2904.79 feet and a central angle of 7 degrees 53 minutes 23 seconds); thence run in an Easterly direction along said right of way line and along said curve to the left an arc distance of 400.00 feet to the point of beginning; thence continue along said right of way line and along said curve to the left an arc distance of 265.15 feet to a point; thence continue along said right of way line and along the tangent of said curve a distance of 50.32 feet to a point; thence turn an angle of 98 degrees 23 minutes 11 seconds right and leaving said right of way line, run Southerly a distance of 713.97 feet to a point; thence turn an angle of 90 degrees right and run Westerly 313.50 feet; thence turn an angle of 90 degrees to the right and run Northerly a distance of 680.00 feet to the point of beginning. Said parcel of land is lying in the SE 1/4 of SW 1/4 of Section 19, Township 21 South, Range 1 East.

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