

This property does not constitute  
homestead for the Grantor.

Send Tax Notice:  
William F. Dew, Jr.  
841 Sylvia Drive  
Homewood, Alabama 3509

STATE OF ALABAMA

SHELBY COUNTY

WARRANTY DEED: JOINT TENANCY  
WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Five Hundred Dollars & 00/100 dollars (\$500.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that, William F. Dew, Jr., and wife Peggy D. Dew, hereinafter called "Grantors", do hereby GRANT, BARGAIN, SELL AND CONVEY unto William F. Dew, Jr., and wife Peggy D. Dew, and Tina M. Dew, a single person, hereinafter called "Grantees" for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to wit:

Lots 3 and 4, in Block 51, according to the Survey of Reynolds Additions to Montevallo, as recorded in Map Book 3, Page 37, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

LESS AND EXCEPT THE FOLLOWING:

Commence at the SE corner of Lot 3, Block 51, according to survey of Reynolds Addition to Montevallo as shown by plat or map recorded in Map Book 3, Page 37, and run thence Southwesterly along the North line of East Boundary Street, a distance of 8.0 feet; thence run northwesterly a distance of 175.0 feet, more or less, to a point on the Northwest line of said Lot 3 which is 8.0 feet from the Northeast corner of said Lot 3; thence run in a northeasterly direction along the Northwest line of said Lot 3 a distance of 8.0 feet to the NE corner thereof; thence run Southeasterly along the Northeast line of said Lot 3, a distance of 175.0 feet to the point of beginning.

TO HAVE AND TO HOLD to the said Grantees in fee simple forever, for and during their joint lives and upon the death of either of them, then the survivor in fee simple, and to the heirs of such survivor forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantees and the heirs and assigns of the Grantees, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 7<sup>TH</sup> day of September, 1999 at 831 Island Street, Montevallo, AL 35115.

GRANTORS

William F. Dew, Jr. (L.S.)  
William F. Dew, Jr.

Peggy D. Dew (L.S.)  
Peggy D. Dew

STATE OF ALABAMA

SHELBY COUNTY

ACKNOWLEDGMENT

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted names, William F. Dew, Jr., and wife Peggy D. Dew which are signed to the foregoing Warranty Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 7<sup>TH</sup> day of August, 1999.

NOTARY PUBLIC

My Commission Expires:

5/13/2000

THIS INSTRUMENT PREPARED BY:  
CHRISTOPHER R. SMITHERMAN  
ATTORNEY AT LAW  
831 ISLAND STREET  
MONTEVALLO, AL 35115  
(205) 665-4357

09/15/1999-38598

09:33 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
D&I MMS

9.50

1999-38598