

No title search was done in
the preparation of this deed.

✓ Send tax notice to:
John H. Gray and
Jerri T. Gray
1202 3rd Avenue N.W.
Alabaster, AL 35007

This instrument prepared by:
James R. Moncus, Jr., ~~PLC~~
Attorney at Law
1313 Alford Avenue
Birmingham, AL 35226

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar (\$1.00) and other good and valuable considerations, in hand paid to the undersigned Jerri T. Ellis Gray and husband, John H. Gray, (hereinafter referred to as the "Grantors") by Jerri T. Gray and John H. Gray, (hereinafter referred to as the "Grantees"), the receipt and sufficiency of which is hereby acknowledged, the Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

From the Northeast corner of the SE1/4 of the SE1/4 of Section 34, Township 20 South, Range 3 West, run Southerly along the East boundary line of said 1/4-1/4 Section for 388.2 feet; thence turn an angle of 93 deg. 01 min. to the right and run Northwesterly 201.33 feet; thence turn an angle of 80 deg. 09 min. 45 sec. to the left and run Southwesterly 38.25 feet to the point of beginning of the land herein described; thence continue Southwesterly along last said course for 107.93 feet; thence turn an angle of 66 deg.

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09:14 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

14.00

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02 min. to the left and run Southeasterly 134.94 feet; thence turn an angle of 92 deg. 37 min. to the left and run Northeasterly 126.98 feet; thence turn an angle of 86 deg. 47 min. to the left and run Northwesterly 174.18 feet to the point of beginning; this land being a part of the SE1/4 of the SE1/4 of Section 34, Township 20 South, Range 3 West, Shelby County, Alabama. Mineral and mining rights excepted.

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

And as further consideration, the herein grantees expressly assume and promise to pay that certain mortgage to Regions Mortgage, Inc., as recorded in Mortgage Book 381, Page 19, in the Probate Office of Shelby County, Alabama, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

(Jerri T. Ellis Gray herein is one and the same person as Jerri T. Ellis and Jerri T. Gray.)

TO HAVE AND TO HOLD unto the Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

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

IN WITNESS WHEREOF, we have hereunto set our hands and seals
on this the 30th day of August, 1999.

Jerri T. Ellis Gray
Jerri T. Ellis Gray

John H. Gray
John H. Gray

STATE OF ALABAMA)
)
Shelby COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Jerri T. Ellis Gray and husband, John H. Gray, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30th day of August, 1999.

Dwight J. Martin
Notary Public

[NOTARIAL SEAL]

My Commission expires: My Commission Expires 3-28-2002

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