

This instrument was prepared by:

(Name) GENE W. GRAY, JR.

Send Tax Notice To: JEFFERY GRIFFIN

name

(Address) 2100 SOUTHBIDGE PARKWAY, #638  
BIRMINGHAM, ALABAMA 35209

3645 COUNTY ROAD 337

address

WARRANTY DEED-

COLUMBIANA, ALABAMA 35951

STATE OF ALABAMA

Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of SEVENTY NINE THOUSAND NINE HUNDRED AND NO/100

DOLLARS (\$79,900.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I  
owe, FRANK PICARD AND MARJORIE MCCARTY, BOTH SINGLE PEOPLE

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto JEFFERY GRIFFIN  
AND MARY H. GRIFFIN AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP.

(herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama,  
to-wit:

From the Northwest corner of the Southwest 1/4 of the Northwest 1/4, Section 36,  
Township 20 South, Range 2 West, Shelby County, Alabama, run South 60 degrees  
13 minutes East for 427.8 feet to the point of beginning of the parcel herein  
described; from said point of beginning, run thence south 02 degrees 51 minutes  
East for 208.1 feet to a point; run thence South 88 degrees 59 minutes East 347.4  
feet to a point on the westerly margin of an unpaved county road; run thence in a  
Northerly direction along said margin of said road for 215.0 feet, more or less, to a  
point, run thence North 87 degrees 58 minutes West 324.2 feet to the point of  
beginning; being situated in Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES FOR THE YEAR 2000 AND THEREAFTER.

MINERAL AND MINING RIGHTS NOT OWNED BY THE GRANTORS.

RESTRICTIONS, BUILDING SETBACK LINES AND EASEMENTS AS SHOWN BY RECORDED  
PLAT.

\$77,500.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE  
LOAN.

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S),  
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 GRANTEE(S), their heirs and assigns forever, against  
the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 30th  
day of November, 19 99

(Seal)

X Frank Picard

(Seal)

FRANK PICARD

(Seal)

X Marjorie McCarty

(Seal)

MARJORIE MCCARTY

(Seal)

(Seal)

STATE OF OREGON  
YAMHILL COUNTY

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for the said County, in said State, hereby certify that  
FRANK PICARD AND MARJORIE MCCARTY  
whose name(s) 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 hands and official seal this 30th day of November, A.D. 19 99.

MUST AFFIX SEAL

PRINT NAME: C. ARTHUR BRADLEY  
COMMISSION EXPIRES: AUG 4, 2000

Notary Public



12/02/1999-48805  
11:13 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

201 445 11.00