

This form provided by
SHELBY COUNTY ABSTRACT & TITLE CO., INC.
P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-4204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) Kelly Tompkins
(Address) 110 Brook Lane Drive
Williston, Ala 35406

This instrument was prepared by: **MIKE T. ATCHISON**
P. O. Box 822
Columbiana, AL 35051

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 Sixty Four Thousand Nine Hundred and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Carolyn A. Childers, a single woman

(herein referred to as grantors) do grant, bargain, sell and convey unto
Kelly Tompkins and Janet Tompkins

(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 Attached Exhibit "A" for Legal Description.

Subject to taxes for 2000 and subsequent years, easements, restrictions, rights of way
and permits of record.

\$50,000.00 of the above recited purchase price was paid from a mortgage recorded
simultaneously herewith.

06/01/2000-17905
08:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
KOE NEL 26.00

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 simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantee
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 the 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.

I _____ my _____ 30th
IN WITNESS WHEREOF, _____ have hereunto set _____ hand(s) and seal(s), this _____
day of May, 2000

WITNESS:

(Seal) Carolyn A Childers (Seal)

(Seal) Carolyn A. Childers (Seal)

(Seal) _____ (Seal)

STATE OF ALABAMA }
Shelby COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Carolyn A. Childers
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 30th day of May, A. D., 19XX 2000

My Commission Expires: 10/16/2000

Notary Public

Inst. # 2000-17905

EXHIBIT "A"
LEGAL DESCRIPTION

Commence at the Southeast corner of the Southwest quarter of the Southwest quarter of Section 4, Township 20 South, Range 1 East; thence run North along the East line of said quarter-quarter section for a distance of 635.0 feet; thence run West and parallel with the South line of said quarter-quarter section a distance of 690.94 feet to the point of beginning of the parcel herein described; thence continue West, parallel with the South line of said quarter-quarter section, for a distance of 200.0 feet (measured 199.86 feet); thence run North 01 degree 12 minutes 12 seconds West for 220.00 feet (measured 220.18 feet); thence East for 200.0 feet (measured 200.22 feet); thence South 01 degree 06 minutes 39 seconds East for 220.0 feet (measured 220.08 feet) to point of beginning.

ALSO Easement:

Begin at the Northwest corner of the above described parcel said Northwest corner of said above described parcel being the point of beginning; thence run South along the West line of said above described parcel, a distance of 20.0 feet; thence run West parallel with the South line of the Southwest quarter of the Southwest quarter of Section 4, Township 20 South, Range 1 East, a distance of 364 feet, more or less to the East right of way line of Shelby County Road No. 55, said point being 835 feet North of the South line of said quarter-quarter section; thence run North along the East right of way line of said road for a distance of 20 feet, more or less, to a point which is 855 feet North of the South line of said quarter-quarter section; thence run East and parallel with the South line of said quarter-quarter section a distance of 364 feet, more or less, to the point of beginning.

According to the survey of Larry W. Carver, dated August 2, 1997.

Inst # 2000-17905

06/01/2000-17905
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SHELBY COUNTY JUDGE OF PROBATE
KOE NEL 25.00