

SEND TAX NOTICE TO:

NAME: Talmadge Merritte
Louise Merritte
ADDRESS: P. O. Box 135
Wilsonville, Alabama 35186

THIS INSTRUMENT WAS PREPARED BY
WALLACE, ELLIS, FOWLER & HEAD
P. O. BOX 587
COLUMBIANA, ALABAMA 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Twenty-two Thousand and five Dollars (\$22,005.00)** and other good and valuable considerations to the undersigned grantor or grantors in hand paid by the grantees herein, the receipt whereof is hereby acknowledged, we, **Cornelia Newsome, a widow** (herein referred to as grantor or grantors) do grant, bargain, sell and convey unto **Talmadge Merritte and wife, Louise Merritte** (herein referred to as grantees) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Commence at the SE corner of the NE 1/4 of the NE 1/4 of Section 11, Township 21 South Range 1 East; thence run North along said 1/4 - 1/4 line a distance of 402.11 feet to the point of beginning; thence continue along last described course a distance of 665.14 feet to the Southwesterly right of way of Highway 410; thence turn an angle of 44 degrees 18 minutes 19 seconds left and run a distance of 203.26 feet along said right of way; thence turn an angle of 131 degrees 09 minutes 16 seconds left and run a distance of 813.15 feet; thence turn an angle of 94 degrees 32 minutes 24 seconds left and run a distance of 206.34 feet to the point of beginning.

Also beginning at the SE corner of the NE 1/4 of the NE 1/4 of Section 11, Township 21 south, Range 1 East; thence run North along said 1/4 - 1/4 line a distance of 402.11 feet; thence turn an angle of 90 degrees 00 minutes 00 seconds left and run a distance of 206.34 feet; thence turn an angle of 90 degrees 01 minutes 07 seconds left and run a distance of 394.84 feet; thence turn an angle of 87 degrees 57 minutes 44 seconds left and run a distance of 206.34 feet to the point of beginning.

According to survey of Rodney Y. Shiflett, RLS #21784, dated July 15, 2000.

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 fee simple 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 we do for ourselves and for our heirs, executors, and administrators covenant with the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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, I, or each of us, have hereunto set my or our hands and seals, this 14th day of August, 2000.

Inst # 2000-27745

Cornelia Newsome (SEAL)
Cornelia Newsome

08/14/2000-27745
02:36 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MMS 36.50

**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Cornelia Newsome, a widow**, 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 14th day of August, 2000.

Lowell M. Fowler (SEAL)
Notary Public

Inst # 2000-27745

08/14/2000-27745
02:36 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
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