

This form provided by

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) David Lawley
(Address) 320 Hwy 47 South
Columbiana Ala 35051

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

Form 1-1-5 Rev. 4/99

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 Twenty Eight Thousand and no/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James A. Beasley and wife, Louise Beasley

(herein referred to as grantors) do grant, bargain, sell and convey unto
David Earl Lawley and Rebecca R. Lawley

(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 northwest corner of the NE 1/4 of the SE 1/4 of Section 4, Township 22 South, Range 1 East; thence run South along the West line of the said 1/4-1/4 for 172.71; thence turn an angle to the left of 68 degrees 08 minutes 57 seconds and run Southeast for 571.69 feet to a point on the West R/W of Shelby County Road No. 77; thence turn an angle to the left of 91 degrees 14 minutes 49 seconds and run Northeast along the West R/W for 288.00 feet; thence turn an angle to the left of 89 degrees 55 minutes 38 seconds and run Northwest for 622.02 feet to a point on the West line of the SE 1/4 of the NE 1/4 of Section 4; thence turn an angle to the left of 110 degrees 43 minutes 44 seconds and run South along the West line of the said 1/4-1/4 for 123.81 feet to the point of beginning. According to the survey of Steven H. Gay, dated January 18, 2000.

Subject to taxes for 2001 and subsequent years, easements, retrictions, rights of way and permits of record.

\$26,000.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

Inst # 2001-24601
06/15/2001-24601
08:25 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MB 13.60

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 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 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 13th day of June, 2001.

WITNESS:

_____(Seal) James A Beasley (Seal)
James A. Beasley
_____(Seal) _____ (Seal)
_____(Seal) Louise Beasley (Seal)
Louise Beasley

STATE OF ALABAMA }
Shelby COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that James A. Beasley and Louise Beasley 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 hand and official seal this 13th day of June A. D., 19 2001

Mike T. Atchison
Notary Public.
My Commission Expires: 10/16/04

MTA