

AC 50,000<sup>00</sup>

**THIS INSTRUMENT PREPARED BY:**

ELIZABETH S. PARSONS  
Blair and Parsons, P. C.  
1711 Cogswell Avenue  
Pell City, Alabama 35125

**Send Tax Notice To:**

JIMMY W. HOLSOMBACK  
DINA P. HOLSOMBACK  
1565 HWY 89  
MONTEVALLO, AL 35115

Inst # 2001-29250

07/13/2001-29250  
02:33 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

002 CH 64.00

**SURVIVORSHIP DEED**

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and no/100 (\$10.00) Dollars and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I/we JIMMY W. HOLSOMBACK, and wife, DINA P. HOLSOMBACK, (herein referred to as grantors) do grant, bargain, sell and convey unto JIMMY W. HOLSOMBACK and DINA P. HOLSOMBACK, (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 NORTHEAST CORNER OF THE NW 1/4 OF THE NE 1/4 OF SECTION 7, TOWNSHIP 24 NORTH, RANGE 13 EAST, SHELBY COUNTY, ALABAMA; THENCE SOUTH 89 DEG. 41' 27" WEST FOR A DISTANCE OF 1333.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE LAST DESCRIBED COURSE A DISTANCE OF 1306.60 FEET; THENCE SOUTH 06 DEG. 39" EAST A DISTANCE OF 664.82; THENCE SOUTH 89 DEG. 59' 3" EAST A DISTANCE OF 1020.28 FEET; THENCE NORTH 10 DEG. 4' 37" EAST A DISTANCE OF 315.00 FEET; THENCE NORTH 59 DEG. 4' 45" EAST A DISTANCE OF 210.00 FEET TO THE WESTERLY RIGHT OF WAY OF SHELBY COUNTY HIGHWAY 89, ALSO A POINT ON A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 07 DEG. 21' 20" AND A RADIUS OF 2799.77 FEET, SAID CURVE SUBTEDED BY A CHORD BEARING NORTH 3 DEG. 10' 43" EAST AND A CHORD DISTANCE OF 359.19 FEET; THENCE ALONG THE ARC OF SAID CURVE AND ALONG SAID RIGHT OF WAY A DISTANCE OF 359.43 FEET TO THE POINT OF BEGINNING, ACCORDING TO THE MAY 30, 2001 SURVEY BY RODNEY SHIBLETT, AL. REG. NO. 21784.**

**SUBJECT TO:**

- 1. MINERAL AND MINING RIGHTS NOT OWNED BY GRANTOR.**
- 2. POLE LINE PERMITS GRANTED ALABAMA POWER COMPANY AS RECORDED IN DEED VOLUME 101, PAGE 108; VOLUME 129, PAGE 414 AND VOLUME 247, PAGE 895.**
- 3. EASEMENT GRANTED WATER WORKS BOARD OF MONTEVALLO AS RECORDED IN DEED VOLUME 177, PAGE 303.**

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, I (we) have hereunto set my (our) hand(s) and seal(s), this 3<sup>rd</sup> day of July, 2001.

Jimmy W. Holsomback  
JIMMY W. HOLSOMBACK

Dina P. Holsomback  
DINA P. HOLSOMBACK

STATE OF ALABAMA  
ST. CLAIR COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JIMMY W. HOLSOMBACK and DINA P. HOLSOMBACK, whose name(s) is/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, he/she/they, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3<sup>rd</sup> day of July, 2001.

Elizabeth S. Parsons  
Notary Public

06560-01

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