

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) Samuel Kenneth Whitten
(Address) 312 Phillips Dr.
V7n60nt, Al. 35178

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 Five Hundred and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Samuel Kenneth Whitten, a single man
(herein referred to as grantors) do grant, bargain, sell and convey unto

Inst # 2001-39003

Kay Lenn and Dorothy Whitten
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

09/10/2001-39003
03:54 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MSB 11.50

A tract of land located in the NE 1/4 of the SE 1/4 of Section 35, Township 18 South, Range 2 East: Commence at the point of intersection of the East right of way line of U.S. Highway 231 and the South line of the NE 1/4 of the SE 1/4 of Section 35, Township 18, Range 2 East; thence run in a Northwesterly direction along said East line of said highway right of way a distance of 330 feet, more or less, to the point of intersection of said East right of way line with the Northwest line of an unnamed dirt road; thence run in a Northeasterly direction along the Northwest line of said unnamed dirt road a distance of 570 feet to the point of beginning of the property herein conveyed; thence continue along the North line of said unnamed dirt road a distance of 285 feet to a point; thence run in a Northwesterly direction, parallel to the East right of way line of said U.S. Highway 231, a distance of 315 feet to a point; thence run in a Southwesterly direction, parallel to the North line of said unnamed dirt road a distance of 285 feet to a point; thence run in a Southeasterly direction, parallel to the East line of said U.S. Highway 231 a distance of 315 feet to the point of beginning.

Subject to restrictions, easements and rights of way of record.

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 have hereunto set my hand(s) and seal(s), this 10 day of September, 2001.

WITNESS:

(Seal)

(Seal)

(Seal)

Samuel Kenneth Whitten (Seal)
Samuel Kenneth Whitten

(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 Samuel Kenneth Whitten 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10 day of September A. D., 2001

Martha S. Wilkes
Notary Public.