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SEND TAX NOTICE TO:

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

(Name) Joe L. Tidmore

(Address) P. O. Box 227  
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 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,

Joe L. Tidmore and wife, Brenda B. Tidmore; and  
Charles O. Tidmore and wife, Joyce V. Tidmore  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Joe L. Tidmore and wife, Brenda B. Tidmore  
(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, WHICH IS INCORPORATED HEREIN BY REFERENCE.

Subject to taxes for 2002 and subsequent years, easements, restrictions, rights of way, and permits of record.

Inst # 2002-13291

03/21/2002-13291  
08:55 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 MSB 16.50

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 26th day of February, 2002.

WITNESSES

Joe L. Tidmore (Seal)

(Seal)

Brenda B. Tidmore (Seal)

Brenda B. Tidmore

STATE OF ALABAMA  
SHELBY COUNTY

Charles O. Tidmore (Seal)

Charles O. Tidmore (Seal)

Joyce V. Tidmore (Seal)

Joyce V. Tidmore

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Joe L. Tidmore, Brenda B. Tidmore, Charles O. Tidmore, and Joyce V. Tidmore whose names 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 26th day of February, A.D., 2002.

my commission expires: 10/16/04

Notary Public.

EXHIBIT "A"  
LEGAL DESCRIPTION

PARCEL V:

Commence at the SE corner of the SE 1/4 of the SE 1/4 of Section 20, Township 20 South, Range 2 East; thence run West along the South line of said 1/4-1/4 for 106.52 feet to the Westerly right of way of Alabama State Highway #25; thence 84 degrees 43 minutes 38 seconds right run Northerly along said right of way for 452.10 feet to the point of beginning; thence continue last described course for 208.00 feet; thence 85 degrees 30 minutes 50 seconds left run Westerly 210.05 feet; thence 94 degrees 29 minutes 10 seconds left run Southerly for 208.00 feet; thence 85 degrees 30 minutes 50 seconds left run Easterly 210.05 feet to the point of beginning.

PARCEL VI:

Lot 11, according to the survey of PARADISE POINT, Sector Two, as recorded in Map Book 11, Page 47, in the Probate Office of Shelby County, Alabama.

PARCEL VIII:

The NE 1/4 of the NW 1/4 of Section 18, Township 22 South, Range 1 East, Shelby County, Alabama. Being situated in Shelby County, Alabama.  
Except a 30-foot right of way on the South side of said property.

PARCEL IX:

All of the Southwest Quarter of Section 7, Township 22 south, Range 1 East, lying East of Shelby County Road No. 47, being the Columbiana-Shelby paved road, and South of Shelby County Road No. 61.  
Situated in Shelby County, Alabama.

LESS AND EXCEPT THAT PORTION PREVIOUSLY CONVEYED TO JOE L. TIDMORE, JR.

PARCEL XII:

An undivided 1/4th interest in and to the following:

Lots 14, 15, and 16, according to the survey of PARADISE POINT, Sector Two, as recorded in Map Book 11, Page 47, in the Probate Office of Shelby County, Alabama.

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