

STATE OF ALABAMA )

**WARRANTY DEED**

SHELBY COUNTY )

**JOINT TENANTS, WITH RIGHT OF SURVIVORSHIP**

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Five Hundred and NO/100 (\$500.00) Dollars and other good and valuable consideration to the undersigned Wesley Joel Faulkner, a married man herein referred to as Grantor, in hand paid by Dianna L. Hughes, an unmarried woman and Sarah L. Moore, an unmarried woman herein referred to as Grantees, the receipt of which is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the Grantees, as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

A part of the Southeast quarter of the Southeast quarter of Section 24, Township 18 South, Range 1 East, Shelby County, Alabama more particularly described as follows:

Commence at the Southeast corner of the Southeast quarter of the Southeast quarter of said Section 24; thence run N 89 deg. 45' 03" W along the South line of said quarter-quarter section a distance of 582.50 feet to the Point of Beginning; thence N 89 deg. 45' 03" W a distance of 638.71' to a point; thence N 00 deg. 45' 48" E a distance of 990.21' to a point on the South right of way of Shelby County Road #45; thence S 60 deg. 28' 03" E along said right of way a distance of 722.10' to a point; thence S 00 deg. 14' 57" W a distance of 636.97' to the Point of Beginning.  
Containing 516804.51 square feet or 11.86 acres more or less.

The above described property is not the homestead property of the Grantor or his spouse.

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 Grantee does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And the Grantor does for himself and his heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that he is lawfully seized in fee simple of said premises; that he has a good right to sell and convey the same as aforesaid; that he will and his 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 except as herein stated.

Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal this the 10th day of May, 2002.

  
Wesley Joel Faulkner

STATE OF ALABAMA       )  
SHELBY COUNTY        )

I, the undersigned authority, in and for said County, in said State, hereby certify that Wesley Joel Faulkner, a married man whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that being informed of the contents of this instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 10th day of May, 2002.

  
NOTARY PUBLIC

My Commission Expires: 9/24/2003

This document prepared by:

Mitchell & Graham, PC  
P. O. Drawer 307  
Childersburg, Alabama 35044

Please send tax notice to:  
Dianna L. Hughes  
Sarah L. Moore

32 West Lane  
Hampersville, AL 35078