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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 H. Dorough

(Address) 670 Junesboro Circle

Columbiana AL 35051

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



20020606000267440 Pg 1/1 12:00
Shelby Cnty Judge of Probate, AL
06/06/2002 13:28:00 FILED/CERTIFIED

Form 1-1-5 Rev. 4/99

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - Stewart

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty Five Thousand and no/100-----DOLLARS

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

Robbie W. Rodehaver, a single woman

(herein referred to as grantors) do grant, bargain, sell and convey unto

David H. Dorough and Pamela B. Dorough

(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 Southwest corner of the SE 1/4 of Section 26, Township 21 South, Range 1 West, being an iron with gear found in place; thence proceed in a Westerly direction along the South boundary of Section 26, for a distance of 67.4 feet to the point of intersection with the West right of way line of County Highway #78, being the point of beginning of the parcel of land herein described; thence continue along said South boundary of said Section 26 for a distance of 436.60 feet to a point; thence turn an angle of 88 degrees 10 minutes to the right and proceed for a distance of 290.30 feet to a point; thence an angle of 57 degrees 44 minutes to the right and proceed along an old roadbed for a distance of 300.21 feet to a point; thence turn an angle of 7 degrees 45 minutes 12 seconds to the left and continue along said old roadbed for a distance of 137.78 feet to the point of intersection with the Southwest right of way line of County Highway #78; thence proceed in a Southeasterly direction along said Southwest right of way line of Co. Hwy. #78, being in a curve to the right (concave Southwesterly and radius = 1105.92 feet) for an arc distance of 481.73 feet to a point; thence continue along said Hwy. 78 right of way in a Southerly direction for a distance of 82.21 feet to the point of beginning. Said parcel of land is lying in the SE 1/4 of the SW 1/4 of Section 26, Township 21 South, Range 1 West, Shelby County, Alabama.

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

All of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

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 3rd day of June, 2002.

WITNESS:

_____(Seal)

Robbie W. Rodehaver (Seal)
Robbie W. Rodehaver

_____(Seal)

_____(Seal)

_____(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 Robbie W. Rodehaver

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 she executed the same voluntarily

on the day the same bears date.

Given under my hand and official seal this 3rd day of June, 2002 A. D., 19

My Commission Expires: 10/16/04

Just J. Paus
Notary Public.