

STATE OF ALABAMA

SEND TAX NOTICE TO:

SHELBY COUNTY

Marshall & Donna Goggins  
484 Highway 22  
Montevallo, AL 35115



20020801000358280 Pg 1/2 64.00  
Shelby Cnty Judge of Probate, AL  
08/01/2002 13:05:00 FILED/CERTIFI

**WARRANTY DEED WITH RIGHT OF SURVIVORSHIP**

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of Fifty Thousand and 00/100 Dollars (\$50,000.00) paid to undersigned grantors, Timothy E. Goggins, and wife Deanna D. Goggins, (herein referred to as GRANTORS) by the grantees herein, the receipt and sufficiency of which is hereby acknowledged by said GRANTORS, do by these presents, **GRANT, BARGAIN, SELL AND CONVEY** to Marshall Joe Goggins and Donna L. Goggins, (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Commence at the NE corner of the SW  $\frac{1}{4}$  of the NW  $\frac{1}{4}$  of Section 1, Township 22 South, Range 4 West; thence run South 02 degrees 21 minutes 28 seconds West for 647.70 feet; thence turn 91 degrees 00 minutes 09 seconds right and run North 86 degrees 38 minutes 23 seconds West for 319.35 feet to a found rebar; thence run North 01 degree 00 minutes 19 seconds East for 210.05 feet to a found rebar; thence run North 88 degrees 36 minutes 31 seconds West for 106.90 feet; thence run North 01 degree 03 minutes 17 seconds East for 10.60 feet to a set  $\frac{1}{2}$  inch rebar; thence run North 88 degrees 56 minutes 39 seconds West for 27.20 feet to the point of beginning; thence run North 0 degrees 00 minutes 00 seconds East for 121.69 feet; thence run North 11 degrees 21 minutes 44 seconds East for 78.46 feet to a point situated on the South right of way line of Shelby County Road No. 22; thence run North 88 degrees 15 minutes 08 seconds West along said right of way line for 94.17 feet; thence run South 01 degrees 03 minutes 21 seconds West for 200.00 feet; thence run South 88 degrees 56 minutes 39 seconds East for 82.37 feet to the point of beginning.

According to the Survey of Steven M. Allen, dated March 18, 1999.

This conveyance is subject to all easements, covenants, rights-of-way and restrictions of record affecting said property.

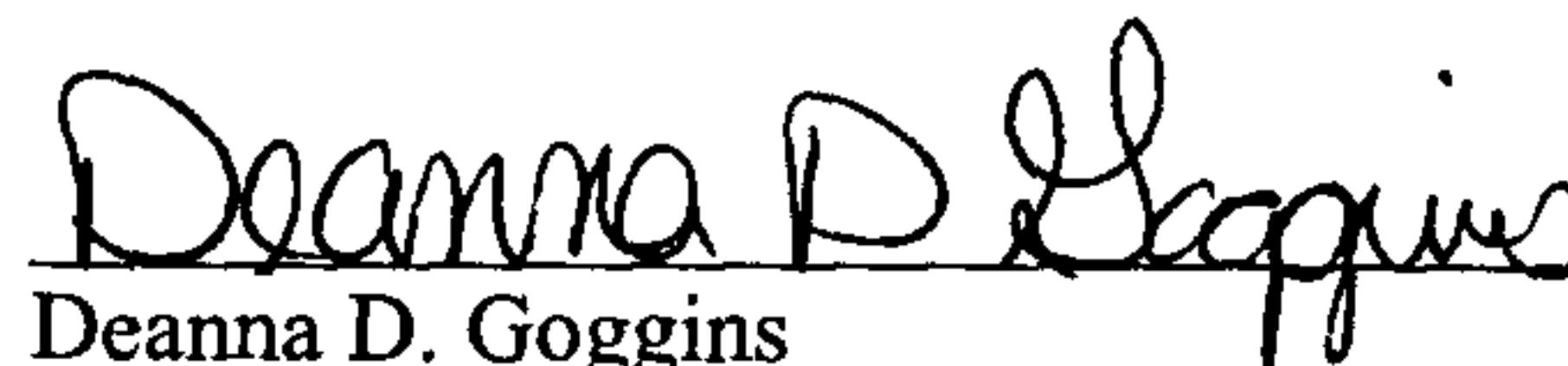
\$45,000.00 of the above purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEES, in fee simple forever, for and during their joint lives and upon the death of either of them, then to the survivor in fee simple, and to the heirs of such survivor forever, together with every contingent remainder and right of reversion.

The GRANTORS do for themselves, their heirs and assigns, covenant with GRANTEES, their heirs, and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs and assigns, warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have hereto set their signatures and seals, this the 12th day of July, 2002.

 (L.S.)  
Timothy E. Goggins

 (L.S.)  
Deanna D. Goggins

STATE OF ALABAMA

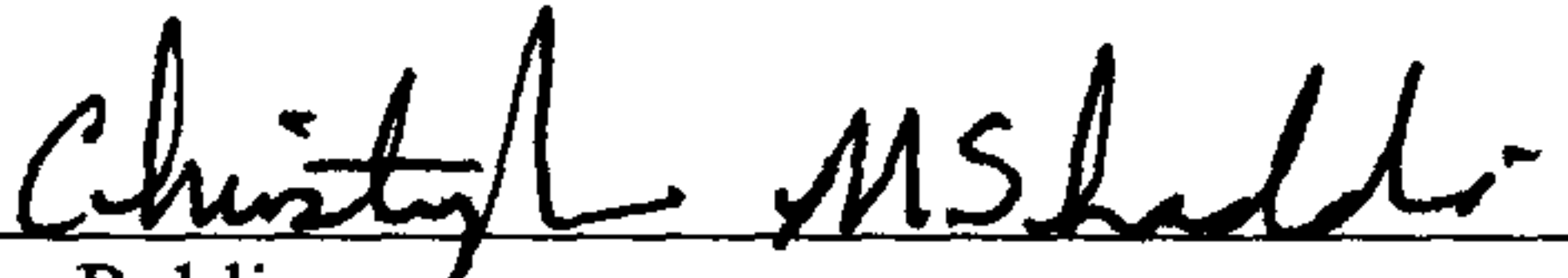
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08/01/2002 13:05:00 FILED/CERTIFIED

JEFFERSON COUNTY

**ACKNOWLEDGMENT**

Before me, a Notary Public in and for said County and State, personally appeared Timothy E. Goggins and wife, Deanna D. Goggins, 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 this conveyance, they executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, on this the 12th day of July, 2002.

  
\_\_\_\_\_  
Notary Public

Commission Expires: 10-12-06

**THIS INSTRUMENT PREPARED BY:**

Alan Stabler  
Attorney at Law  
1200 4th Ave N  
Birmingham, Alabama 35203