

SEND TAX NOTICE TO:

(Name) ☒ William Webster Rayfield and
Dorothy Virginia Rayfield
(Address) P. O. Box 206
Harpersville, AL 35078

THIS INSTRUMENT WAS PREPARED BY
WALLACE, ELLIS, FOWLER & HEAD
P. O. BOX 587
COLUMBIANA, ALABAMA 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **One Dollar and other good and valuable consideration**, in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, I, **Kathryn F. Brown, an unmarried woman**, (herein referred to as grantor) do grant, bargain, sell and convey unto **William Webster Rayfield and wife, Dorothy Virginia Rayfield** (herein referred to as GRANTEES) as joint tenants, with right of survivorship, all of my right, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the Southwest corner of the SE 1/4 of the SE 1/4, Section 34, Township 19 South, Range 2 East; thence run northerly along the west boundary of said SE 1/4 of SE 1/4 for 657.00 feet to a point; thence turn a deflection angle of 90 deg. 28' 49" to the right and run easterly 27.47 feet to a point; thence turn a deflection angle of 90 deg. 11' 53" to the right and run southerly for 61.78 feet to an old fence corner; thence continue southerly along the last described course along an old fence line 527.12 feet to a point where the fence has been torn out; thence continue southerly along the last described course for 68.12 feet to the point of intersection with the south boundary of the aforementioned SE 1/4 of SE 1/4; thence turn a deflection angle of 89 deg. 53' 58" to the right and run westerly along the said south boundary of said 1/4 1/4 for 19.69 feet to the point of beginning. Said parcel of land is lying in the SE 1/4 of the SE 1/4, Section 34, Township 1. South, Range 2 East, and contains 0.36 acre. According to survey dated March 15, 1999, of John Gary Ray, P.E. & L. S. 12295.

Kathryn F. Brown is one and the same person as Kathryn F. Jones.

The purpose of this deed is to resolve a boundary conflict with the grantees.

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 do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and 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 and seal this 28 day of May, 2002.

Kathryn F. Brown
Kathryn F. Brown

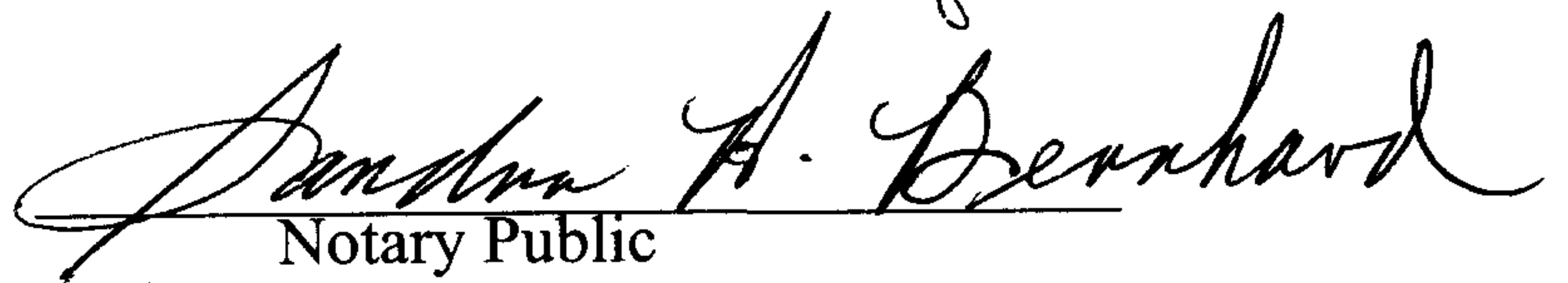
By: Marilyn J. Russell
Marilyn J. Russell
Her Attorney-in-Fact

William S. Jones, Jr.
William S. Jones, Jr.
Her Attorney-in-Fact

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **Marilyn J. Russell**, whose name as Attorney-in-Fact for Kathryn F. Brown, 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, she, in her capacity as such Attorney-in-Fact for Kathryn F. Brown, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28 day of May, 2002.

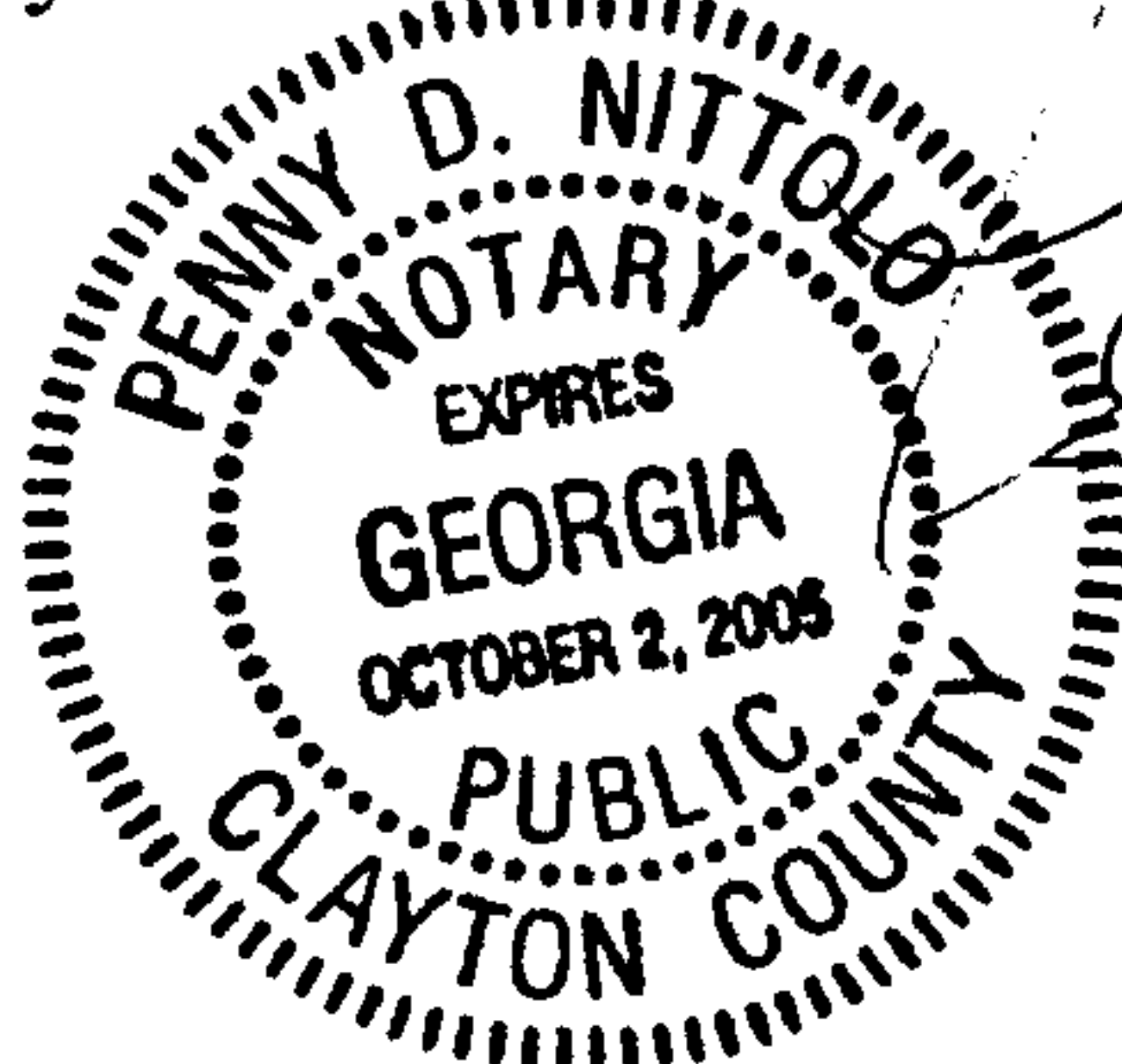

Notary Public

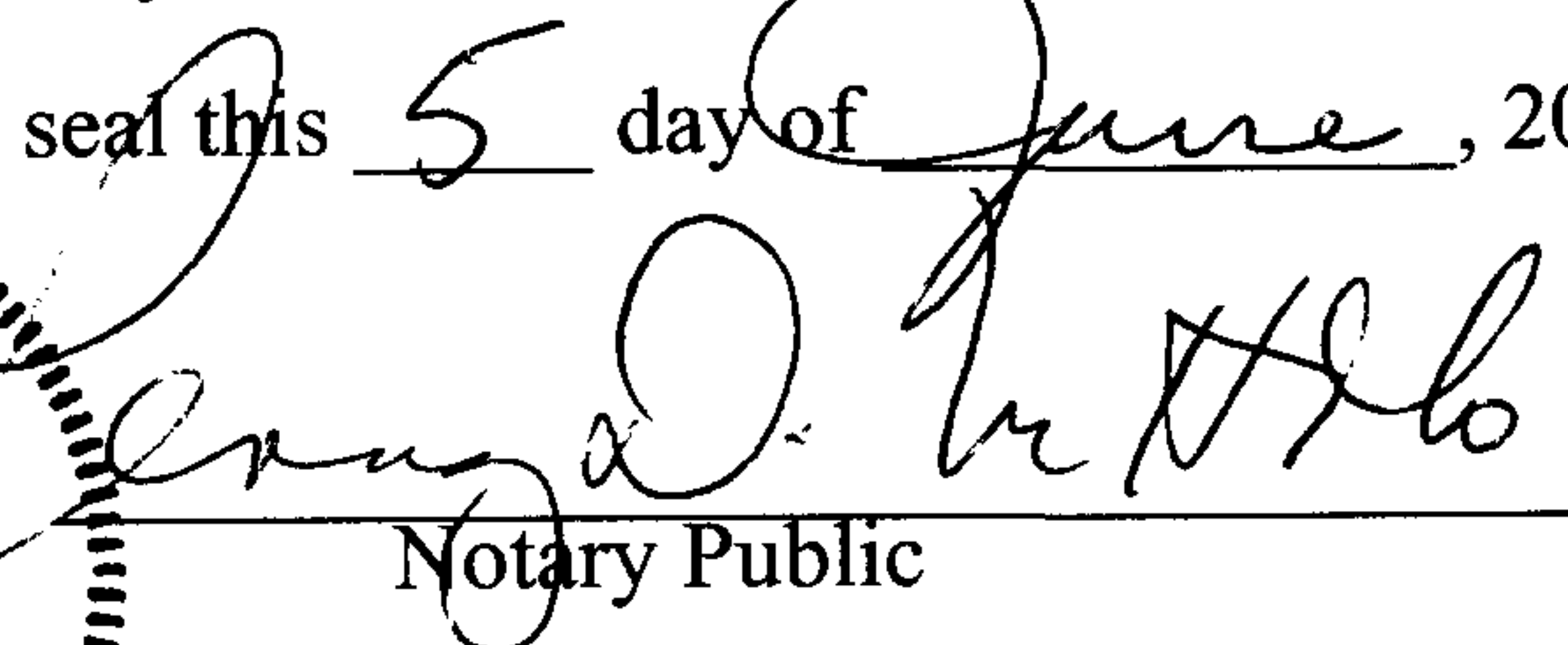
NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: 12/27/2002
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

STATE OF GEORGIA
FULTON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **William S. Jones, Jr.**, whose name as Attorney-in-Fact for Kathryn F. Brown, 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, in his capacity as such Attorney-in-Fact for Kathryn F. Brown, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5 day of June, 2002.




Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: 12/27/2002
BONDED THRU NOTARY PUBLIC UNDERWRITERS.