


SEND TAX NOTICE TO:

James W. and Maxine A. Blackmon
P. O. Box 500
Wilsonville, Alabama 35186

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


20021127000594060 Pg 1/1 33.50
Shelby Cnty Judge of Probate, AL
11/27/2002 11:45:00 FILED/CERTIFIED

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

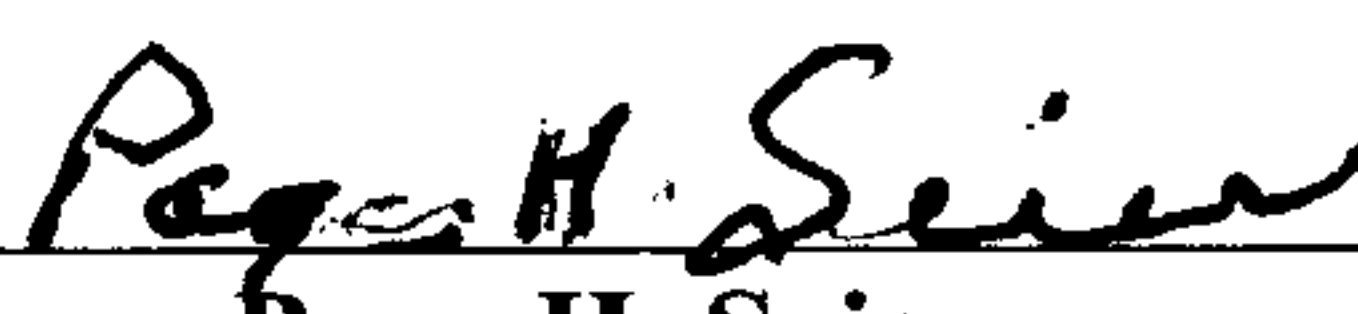
That in consideration of Nineteen Thousand Five Hundred and no/100 Dollars (\$19,500.00) to the undersigned Grantor in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, I, **Page H. Seier**, widow of George F. Seier, Sr. (herein referred to as Grantor) do grant, bargain, sell and convey unto **James W. Blackmon** and wife, **Maxine A. Blackmon** (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Begin at the NE corner of the SE ¼ of the NW ¼ of Section 16, Township 21 South, Range 2 West; thence run S 01° 46' 36" E for 101.63'; thence run N 89° 09' 30" W for 484.74' to a point on the Easterly right of way line of a county road; said point being situated on a curve to the left having a radius of 80.00' and a central angle of 25° 20' 44"; thence run along the arc of said curve for 35.39'; thence run N 19° 14' 35" E, along said right of way for 153.55'; thence run N 89° 40' 18" E for 409.17'; thence run S 02° 13' 47" E for 82.72' to the point of beginning, containing 1.83 acres, more or less, subject to any rights of ways and/or easements of record.

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 my 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.

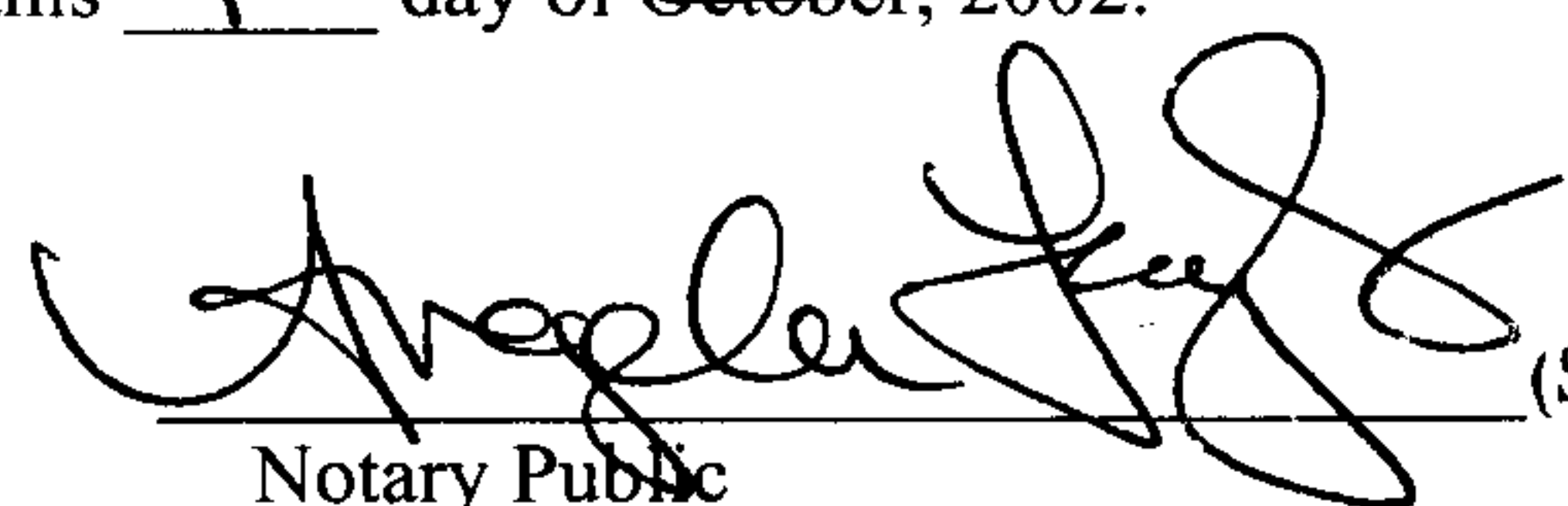
~~November~~ **IN WITNESS WHEREOF**, I have hereunto set my hand and seal, this 4th day of ~~October~~, 2002.

 (SEAL)
Page H. Seier

STATE OF ALABAMA
Autauga COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Page H. Seier**, widow of George F. Seier, Sr., whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th ^{November} day of ~~October~~, 2002.

 (SEAL)
Notary Public
Expires: 6/25/05