

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

This instrument was prepared by:
B. CHRISTOPHER BATTLES
3150 HIGHWAY 52 WEST
PELHAM, AL. 35124

Send tax notice to:
Alton Maxwell and Patricia M. Maxwell
71 County Road 101
Sterrett, Alabama 35147

**STATE OF ALABAMA
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of **Eighty two thousand and no/100 (\$82,000.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **Terry Grantham Foote f/k/a Terry G. Cantrell, a married woman** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Alton Maxwell and Patricia M. Maxwell** (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

See Exhibit "A" Legal Description attached hereto and made a part hereof.

This property does not constitute the homestead of the grantor nor her spouse.

Terry G. Cantrell and Terry Grantham Cantrell and Terry Grantham Foote and Terry Cantrell Foote are all one and the same person.

Mineral and mining rights excepted.

\$82,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

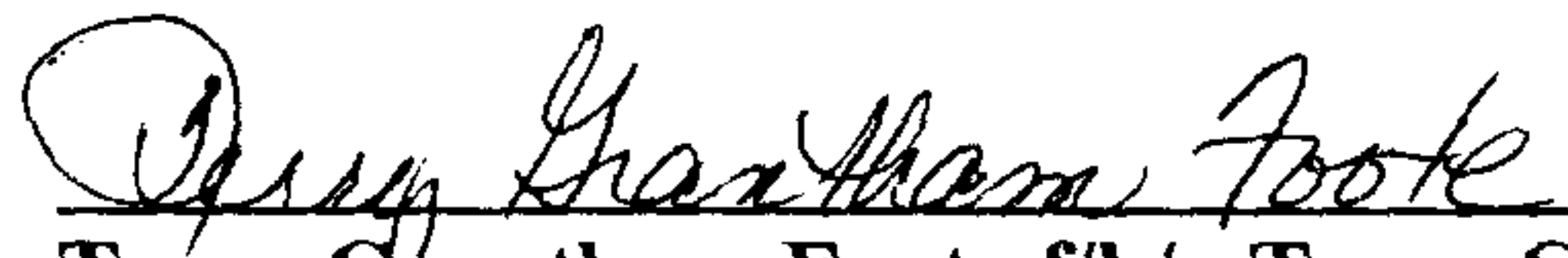
Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

To Have and to Hold to the said grantee, 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 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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 21st day of July, 2003.

Witness



Terry Grantham Foote f/k/a Terry G. Cantrell

Witness

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, **B. CHRISTOPHER BATTLES**, a Notary Public in and for said County, in said State, hereby certify that **Terry Grantham Foote f/k/a Terry G. Cantrell, a married woman**, 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of July, 2003.



Notary Public
My Commission Expires: 02-25-05

EXHIBIT "A"

LEGAL DESCRIPTION

Part of the NE 1/4 of NW 1/4 Section 29, Township 19 South, Range 1 East, more particularly described as follows:

Commence at the SW corner of the NE 1/4 of the NW 1/4 of Section 29 and run East along the Southern boundary line of said 1/4-1/4 section 194 feet; thence North and parallel with the West line of said 1/4-1/4 section 800 feet to the point of beginning of tract herein described; thence turning to the right, run East and parallel with the South boundary line of said 1/4-1/4 section 135 feet to the West line of said property formerly belonging to Oscar McInnerney; thence turn to right and run South along West line of McInnerney property 100 feet; thence turn to right and run West 135 feet to East line of a 30 foot road, to the point of beginning, Shelby County, Alabama.