

SEND TAX NOTICE TO:
John M. Lively and Mello Jo Lively
300 East Sterrett Street
Columbiana, Alabama 35051

This instrument was prepared by:

Sunny Henderson
Trimmier Law Firm
2737 Highland Avenue South
Birmingham, AL 35205

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Fifteen Thousand dollars & no cents (\$115,000.00)**

To the undersigned **GRANTOR(S)** in hand paid by the **GRANTEE(S)** herein, the receipt whereof is acknowledged,

Llewellyn Sims Thomas, an unmarried woman(herein referred to as **GRANTOR(S)**), do grant, bargain, sell and convey unto **John M. Lively and wife, Mello Jo Lively**(herein referred to as **GRANTEE(S)**), as joint tenants, with right of survivorship, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

COMMENCE AT THE SW CORNER OF SECTION 24, TOWNSHIP 21 SOUTH, RANGE 1 WEST, THENCE N 2 DEG. 19 MIN. W (MAGNETIC BEARING) ALONG SECTION LINE A DISTANCE OF 1311.26 FEET TO A POINT (BEING NW CORNER OF THE SW 1/4 OF SW 1/4 OF SAID SECTION 24); THENCE N 85 DEG. 28 MIN. E (MB) ALONG 1/4 1/4 LINE A DISTANCE OF 1337.0 FEET TO A POINT (BEING NE CORNER OF SW 1/4 OF SW 1/4 OF SAID SECTION 24); THENCE S 2 DEG. 06 MIN. 30 SEC. E ALONG 1/4 1/4 LINE A DISTANCE OF 639.0 FEET TO POINT OF BEGINNING; THENCE S 87 DEG. 53 MIN. 30 SEC. W (MB), A DISTANCE OF 9.0 FEET TO A POINT; THENCE S 2 DEG. 06 MIN. 30 SEC. E (MB) A DISTANCE OF 150.0 FEET TO A POINT; THENCE N 73 DEG. 17 MIN. 30 SEC. E (MB) ALONG THE NORTH MARGIN OF A STREET A DISTANCE OF 99.25 FEET TO A POINT; THENCE N 40 DEG. 34 MIN. 30 SEC. E CONTINUING ALONG THE NW MARGIN OF A STREET, A DISTANCE OF 62.0 FEET TO A POINT; THENCE N 12 DEG. 39 MIN. 30 SEC. E CONTINUING ALONG THE NW MARGIN OF A STREET A DISTANCE OF 82.11 FEET TO A POINT; THENCE S 87 DEG. 53 MIN. 30 SEC. W (MB) A DISTANCE OF 150.0 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

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, GRANTOR(S) have hereunto set my (our) hand(s) and seal(s), this **September 29, 2003**

Llewellyn Sims Thomas (Seal)
Llewellyn Sims Thomas

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

20031020000698300 Pg 2/2 129.00
Shelby Cnty Judge of Probate, AL
10/20/2003 09:21:00 FILED/CERTIFIED

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Llewellyn Sims Thomas, an unmarried woman whose name(s) was (were) signed to the foregoing conveyance, and who is (are) known to me (or satisfactorily proven), 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 29th day of September, 2003.

D. R. Walcott
Notary Public.
(Seal) my com. expires: 03-26-2005