

This instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Sanford & Dian Hatton

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
SHELBY COUNTY)


20031106000741100 Pg 1/2 89.00
Shelby Cnty Judge of Probate, AL
11/06/2003 14:56:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **SEVENTY FIVE THOUSAND AND NO/00 (\$75,000.00)**, to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **RICHARD ATCHISON and wife, CHERIE ATCHISON (herein referred to as grantor)** bargain , sell and convey unto, **SANFORD D. HATTON JR. AND DIAN JORDAN HATTON (herein referred to as grantees)**, the following described real estate, situated in: Shelby County, Alabama, to-wit:

See Exhibit "A" for legal description.

Subject to restrictions, easements and rights of way of record.

Subject to taxes for 2004 and subsequent years, easements, restrictions, rights of way and permits of record.

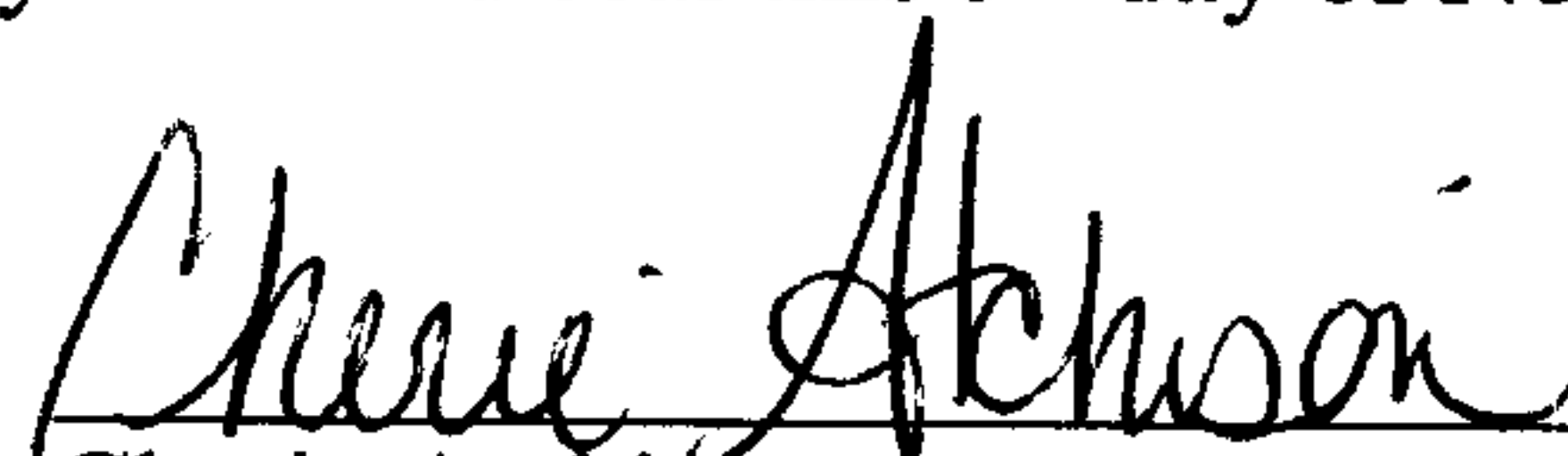
This property constitutes no part of the household of the grantor, or of his spouse.

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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 5th day of November 2003.

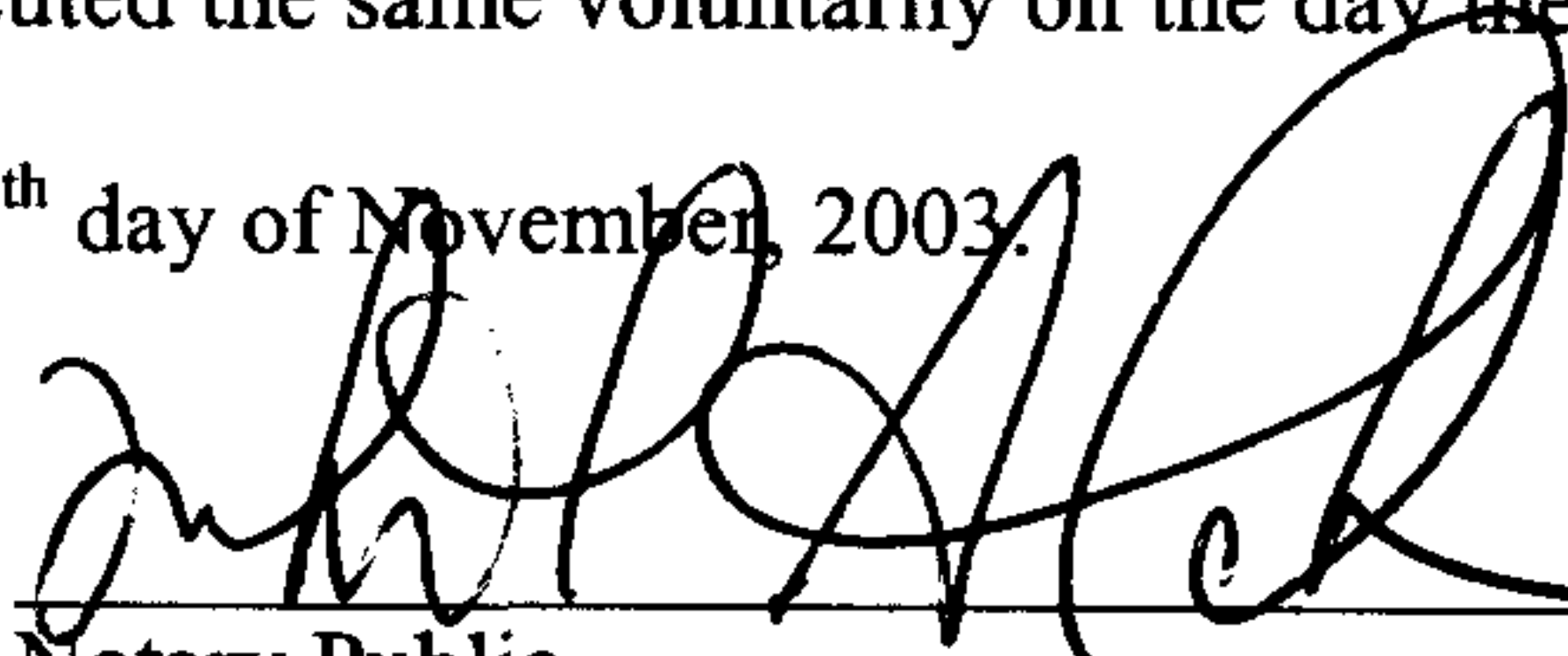

Richard Atchison


Cherie Atchison

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that Richard Atchison and Cherie Atchison 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 the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of November, 2003.


Notary Public

My commission expires: 10/16/04

Exhibit "A"
Legal Description

Commence at the NW corner of the SW 1/4 of the NE 1/4 of Section 24, Township 21 South, Range 1 West; thence run South 1 degrees 56 minutes 40 seconds West along the West line thereof for 779.44 feet to the point of beginning; thence continue last described course for 184.65 feet to the Northerly right of way of Alabama State Highway #25; thence north 87 degrees 39 minutes 49 seconds East along said right of way for 49.0 feet; thence North 65 degrees 49 minutes 49 seconds East continue along said right of way for 211.24 feet; thence North 20 degrees 55 minutes 47 seconds West for 191.59 feet; thence South 63 degrees 35 minutes 23 seconds West for 186.36 feet to the point of beginning.

According to survey of Thomas E. Simmons, RLS #12945, dated January 15, 1998.

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