

SEND TAX NOTICE TO:

(Name) Nikki Price Christensen

(Address) 4232 2nd Avenue East
Northport. AL 35473

This instrument was prepared by

(Name) Nikki Price Christensen

(Address) 4232 2nd Avenue East Northport, AL 35473

Form 1-15 Rev. 5/02

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama



20031201000778200 Pg 1/1 21.00
Shelby Cnty Judge of Probate, AL
12/01/2003 11:51:00 FILED/CERTIFIED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and 00/100 and other considerations (\$1.00) ten thousand dollars DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Jerry Price and wife, Paula Price
(herein referred to as grantors) do grant, bargain, sell and convey unto

Nikki Price Christensen (daughter) and husband, Edwin Dale Christensen
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

SHELBY County, Alabama to wit:

Commence at the SE Corner of Section 34, Township 20 South, Range 3 West;
thence north 671.61 feet; thence N 58 deg. 06' 26" W and run 209.79 feet;
thence N 58 deg. 26' 39" W and run 64.29 feet to the Point of Beginning;
Thence S. 32 deg. 56' 09" W and run 99.26 feet; thence N 46 deg. 57' 54" W
and run 101.01 feet; thence N 27 deg. 47' 56" E and run 83.33 feet; thence
S 56 deg. 18' 07" E and run 106.91 feet to the Point of Beginning.

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, _____ have hereunto set _____ hand(s) and seal(s), this _____ day of _____, 19____.

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

I, Katrina C. Stakem, a Notary Public in and for said County, in said State,

hereby certify that Jerry Price and wife, Paula Price

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 the conveyance they executed the same voluntarily on the day (the same bears date).

Given under my hand and official seal this 6th day of November, A. D. 2003

Katrina C. Stakem
Notary Public