

This form furnished by:

20050322000127460 1/3 \$19.00  
Shelby Cnty Judge of Probate, AL  
03/22/2005 08:24:40AM FILED/CERT

This instrument was prepared by:  
(Name) Kathy Joseph  
(Address) \_\_\_\_\_

Send Tax Notice to:  
(Name) \_\_\_\_\_  
(Address) \_\_\_\_\_

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we, Louis Daniel Josepn, Seth Douglas Joseph and Ashley Brooke Joseph; all are single persons (herein referred to as grantors), do grant, bargain, sell and convey unto Ashley Brooke Joseph and J. Anthony Joseph

(herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

LEGAL DESCRIPTION IS ATTACHED AS EXHIBIT "A" AND MADE A PART HEREOF AS IF WRITTEN HEREIN.

This is not the homestead of any of the above parties.

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

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s) this March 2005 day of March 2005.

WITNESS

\_\_\_\_\_(Seal) Louis Daniel Joseph (Seal)  
\_\_\_\_\_(Seal) Seth Douglas Joseph (Seal)  
\_\_\_\_\_(Seal) Ashley Brooke Joseph (Seal)

STATE OF ALABAMA }  
SHELBY County } General Acknowledgment

I, Brooke Joseph the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Louis Daniel Joseph, Seth Douglas Joseph and Ashley, whose names are Brooke Joseph 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 March 2005 day of March 2005.  
Martha B. Ferguson Notary Public  
My Commission Expires:



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EXHIBIT 'A'

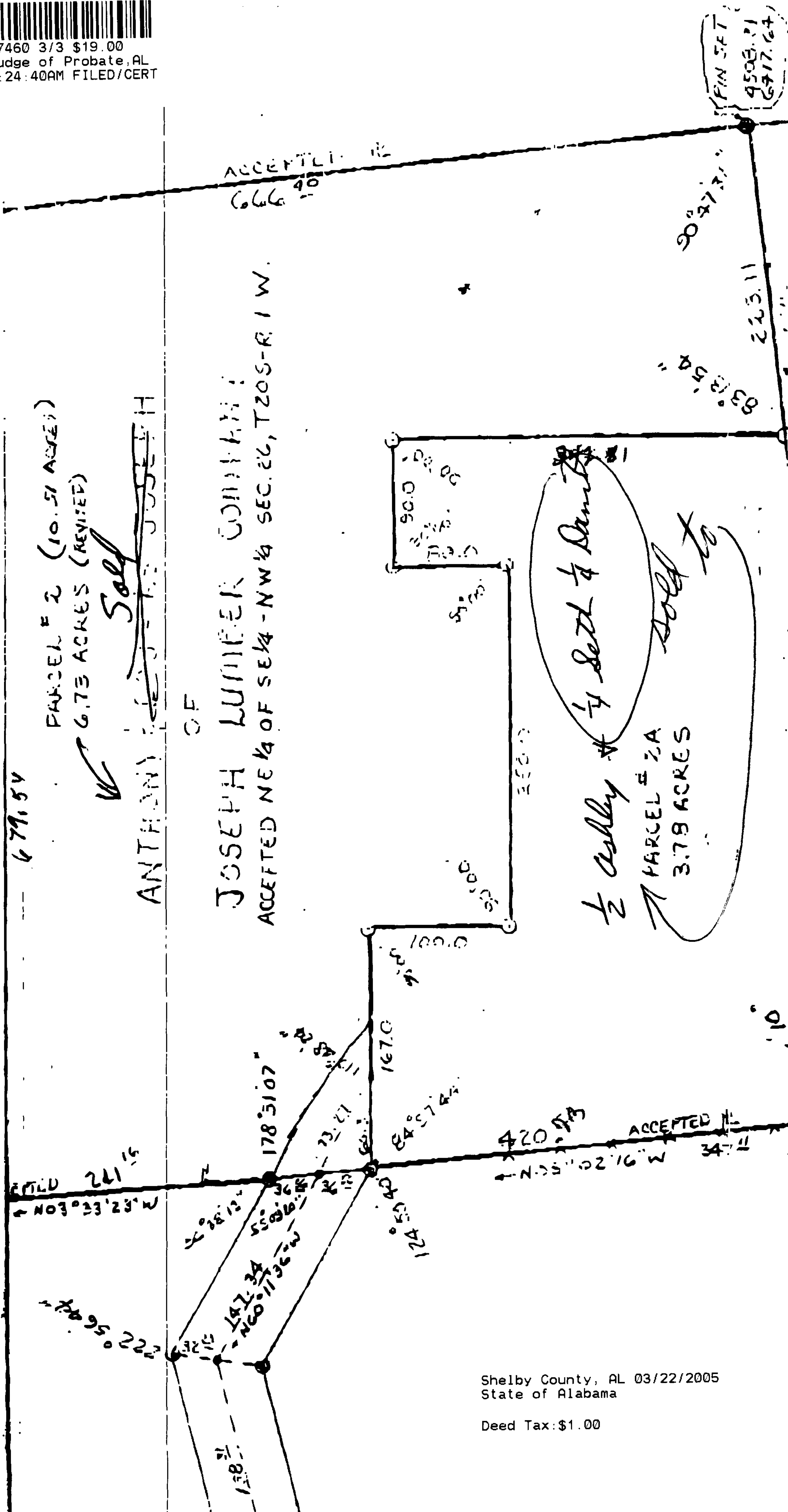
From the accepted Northeast corner of the SE  $\frac{1}{4}$  of NW  $\frac{1}{4}$  of Section 26, Township 20 South, Range 1 West, run thence West along the accepted North boundary of said SE  $\frac{1}{4}$  of NW  $\frac{1}{4}$  a distance of 679.54 feet; thence turn 86 degrees 19 minutes 28 seconds left and run 241.16 feet to the point of beginning of herein described parcel of land; thence continue along said course a distance of 420.23 feet; thence turn 91 degrees 43 minutes 50 seconds left and run 473.40 feet; thence turn 83 degrees 13 minutes 54 seconds left and run 342.81 feet; thence turn 90 degrees 00 minutes left and run 90.0 feet; thence turn 90 degrees 00 minutes left and run 80.0 feet; thence turn 90 degrees 00 minutes right and run 250.0 feet; thence turn 90 degrees 00 minutes right and run 100.0 feet; thence turn 90 degrees 00 minutes left and run 167.0 feet to the point of beginning; being situated in Shelby County Alabama.

Also a 60.0 foot easement for ingress and egress and utilities more particularly described as follows:

From the Northwest corner of the above described parcel of land run thence East along the North boundary of said parcel a distance of 60.36 feet to the point of beginning of the centerline of herein described easement; thence turn 119 degrees 48 minutes 24 seconds left and run 220.61 feet along said easement centerline and the following courses: 42 degrees 56 minutes 44 seconds left for 138.31 feet; thence 19 degrees 10 minutes 16 seconds right for 29.99 feet; 07 degrees 05 minutes 25 seconds right for 197.86 feet; 00 degrees 19 minutes 30 seconds right for 233.45 feet; 15 degrees 58 minutes 25 seconds right for 100.86 feet; 17 degrees 30 minutes 14 seconds right for 232.44 feet; 19 degrees 48 minutes 44 seconds left for 94.80 feet; thence turn 08 degrees 53 minutes 50 seconds left and run along said easement centerline a distance of 317.72 feet to a point of termination in the center of County paved road No. 47.

All being situated in Shelby County, Alabama.

1082  
 1884-2489



Shelby County, AL 03/22/2005  
 State of Alabama  
 Deed Tax: \$1.00