

VALUE: \$10,000⁰⁰


SEND TAX NOTICE TO:

Michael W. Avery

161 Highway 431

Wilsonville, AL 35186

This instrument was prepared by:
WALLACE, ELLIS, FOWLER & HEAD
P. O. Box 587
Columbiana, AL 35051


20060221000083520 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
02/21/2006 10:56:51AM FILED/CERT

WARRANTY DEED

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One and no/100 Dollar (\$1.00) and Love and Affection to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Geraldine Snow**, a widow, and **Trella Avery Jones** and husband, **James N. Jones** (herein referred to as Grantor, whether one or more), grant, bargain, sell, and convey unto **Michael W. Avery** and **Joanna Elizabeth Brittain** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

A parcel of land located in the NW 1/4 of the NE 1/4, Section 13, Township 24 North, Range 15 East, more particularly described as follows: Commence at the southeast corner of said 1/4 - 1/4 Section and run thence in a westerly direction along the south line of said 1/4 - 1/4 Section a distance of 40.0 feet; thence 90 deg. 47 min. right in a northerly direction parallel with the east line of said 1/4 - 1/4 Section a distance of 100.55 feet to the point of beginning; thence continue along last described course a distance of 100 feet; thence 90 deg. left in a westerly direction a distance of 290.25 feet; thence 89 deg. 53 min. left in a southerly direction a distance of 100 feet; thence 90 deg. 07 min. left in an easterly direction a distance of 290.46 feet to the point of beginning.

Grantors, Geraldine Snow, Trella Avery Jones and James N. Jones, shall each have the right to reside in the house located on the property and for so long as they live or desire to do so.

(Description supplied by parties. No verification of title or compliance with governmental requirements has been made by preparer of deed.)

TO HAVE AND TO HOLD to the said Grantee, their heirs and assigns forever.

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, I (we) have hereunto set my hand(s) and seal(s), this 14 day of February, 2006.

Geraldine Snow (SEAL)
Geraldine Snow

Trella Avery Jones (SEAL)
Trella Avery Jones

James N. Jones (SEAL)
James N. Jones

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**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Geraldine Snow**, a widow, whose name is signed to the foregoing conveyance, and who is known to me, 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 14 day of February, 2006.

Paula Mead
Notary Public

**STATE OF ALABAMA
SHELBY COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Trella Avery Jones** and husband **James N. Jones**, 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 2nd day of February, 2006.

Christy Jones
Notary Public

Shelby County, AL 02/21/2006
State of Alabama
Deed Tax: \$10.00