20060501000202880 1/2 $24.00
Shelby Cnty Judge of Probate, AL
05/01/2006 03:08:14PM FILED/CERT

This Instrument was prepared by:

R. Shan Paden
PADEN & PADEN
5 Riverchase Ridge, Suite 100
Birmingham, AL 35244

Send Tax Notice to:

WAYMOND L. STRICKLIN
1150 HWY 35
PELHAM, AL., 35124

value $10,000.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

JOINT TENANCY WITH RIGHT OF SURVIVORSHIP WARRANTY DEED

Know All Men by These Presents: That in consideration of FIVE HUNDRED AND NO/100THS ($500.00) DOLLARS, cash in hand paid to the undersigned, namely: WAYMOND L STRICKLIN, a married person, the receipt of which is hereby acknowledged, the undersigned, does by these presents, grant, bargain, sell and convey unto WAYMOND L. STRICKLIN and WIFE SHEILA JANE STRICKLIN, (GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in SHELBY County, Alabama, to-wit:

Beginning at the Southwest corner of the SW 1/4 of the NW 1/4 of Section 4, Township 22 South, Range 2 West, thence North 1043.50' to the intersection of the West Right of Way of I-65 Highway; thence Southeasterly along West R.O.W. of said Highway 1241.52', being along a wire mesh fence; thence Southerly 311.40'; thence West a distance of 1052.10' to the point of beginning.
This land being and lying in the SW 1/4 of the NW 1/4 of Section 4, Township 22 South, Range 2 West, Shelby County, Alabama and containing 16.0 acres.

SUBJECT TO:

1. Subject to the taxes for the year beginning October 1, 2005 which constitutes a lien but are not yet due and payable until October 1, 2006.

2. Easements, exceptions, restrictions, reservations, covenants and right-of-ways of record, if any.

SUBJECT PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR NOR THAT OF HIS RESPECTIVE SPOUSE.

This instrument was prepared without the benefit of a title examination

TO HAVE AND TO HOLD unto WAYMOND L. STRICKLIN and WIFE, SHEILA JANE STRICKLIN, 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 we do for ourselves and for our heirs, successors and assigns covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

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It is understood and agreed that wherever in this instrument the singular number is used, it applies to the plural if and when necessary and that when the plural is used, the plural likewise applies to the singular if and when necessary.

In Witness Whereof, the undersigned, WAYMOND L. STRICKLIN has hereunto subscribed his name and seal, on this the 13th day of April, 2006.

Waymond L. Stricklin
WAYMOND L. STRICKLIN

INDIVIDUAL ACKNOWLEDGMENT

Shelby County, AL 05/01/2006
State of Alabama

Deed Tax:$10.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that WAYMOND L. STRICKLIN , whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date that, being informed of the contents of the conveyance, he executed the same voluntarily on the day same bears date.

Given under my hand and seal of office this 13th day of April, 2006.

Kim M. Foster
Notary Public

My commission expires: 9-4-06