

WARRANTY DEED

20070928000456360 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
09/28/2007 03:27:00PM FILED/CERT

SEND TAX NOTICE TO:
JAMES H PRENTICE, SR
267 HWY 223
MONTEVALLO, AL 35115

THIS INSTRUMENT WAS PREPARED BY:

(Name) Prentice
(Address) 267 Hwy 223 Montevallo
AL 35115

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$5,000 DOLLARS
To the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is
acknowledged I/we, **Charlene H. Prentice, unmarried**
Therein referred to as grantor(s) do grant, bargain, sell and convey unto: **James H. Prentice, Sr.**
Therein referred to as GRANTEE(S) following described real estate situated in
Shelby County, Alabama to wit:

A PART OF LOT 5-A, ACCORDING TO THE MAP AND SURVEY OF L.E. SHAW SURVEY, AS RECORDED
IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA, IN MAP BOOK 3 AT
PAGE 49 MORE OR LESS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE
AT THE SOUTHEAST CORNER OF LOT 5-B FOR POINT OF BEGINNING, THENCE SOUTHEASTERLY
ALONG THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF BRICKYARD ROAD FOR 31.59', THENCE
WESTERLY 365.27', THENCE SOUTHL Y 73.9' TO SOUTH LINE OF LOT 5-A, THENCE NORTHWESTLY 165'
TO A POINT, THENCE NORTH 124.67' TO A POINT, THENCE EASTERLY 166.9' TO A POINT, THENCE
SOUTHERLY 49' TO A POINT, THENCE EASTERLY 350' TO THE POINT OF BEGINNING, CONTAINING .76
ACRES MORE OR LESS. LOCATED IN SECTION 19, TOWNSHIP 22 SOUTH, RANGE 3 WEST.

*The above conveyance is not the homestead of the GRANTOR.

*The above conveyance will be the homestead of the GRANTEE.

*Property address is 287 Hwy 223 Montevallo, AL 35115

Subject to taxes for the 2008 and subsequent years. Recorded, easements, covenants, restrictions, right of way,
overlaps, encroachments, and other matters of public record, if any, affecting the property, ad valorem taxes for the
2007 tax year which are a lien but which are not yet due and payable, and ad valorem taxes for future years.

TO HAVE AND TO HOLD unto the said GRANTEE(S) as joint tenants, with the right of survivorship, their heirs and assigns,
forever, it being the intention of the parties to this conveyance, that the joint tenancy hereby created is severed or terminated during
the joint lives of the grantees 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, I have hereunto set my hand(s) and seal(s) this the
27TH Day of, September, 2007.

Witness:

(Seal)

Charlene H. Prentice (Seal)

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STATE OF ALABAMA at LARGE

I Deborah A. Smith, a Notary Public in and for said State of Alabama at large, hereby
certify that, Charlene H. Prentice whose name is signed to the foregoing conveyance
and who is known to me, acknowledged before me on this day, being informed of the contents of the
conveyance has executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this 27TH day of September A. D., 2007

Notary Public Deborah A. Smith

My Commission Expires November 12, 2008

Shelby County, AL 09/28/2007
State of Alabama

Deed Tax: \$5.00