



20080103000004180 1/2 \$54.00  
Shelby Cnty Judge of Probate,AL  
01/03/2008 03:54:38PM FILED/CERT

**SEND TAX NOTICE TO:**

**Ricky Lee Adaway  
Jennifer Lynn Adaway  
106 Donaldson Road  
Columbiana, AL 35051**

STATE OF ALABAMA )  
 )  
 ) WARRANTY DEED WITH CROSS-  
 )  
 ) CONTINGENT REMAINDERS TO THE  
 )  
 ) SURVIVORS  
 )

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that Ricky Lee Adaway and wife, Jennifer Lynn Ford Adaway, hereinafter called the Grantors, do hereby GRANT, BARGAIN, SELL, AND CONVEY unto Ricky Lee Adaway and wife, Jennifer Lynn Ford Adaway, hereinafter called Grantees, as Tenants in Common with cross-contingent rights of reversion operating in favor of each and every surviving cotenant, so that the interest of any deceased cotenant shall revert to the surviving cotenant or cotenants, the following described real estate situated in Shelby County, Alabama, to-wit:

\$40,000. for recording RLA

A parcel of land located in the W ½ of NW ¼ Sec. 4, Tp. 22 S, Range 1 West, Shelby County, Alabama, bounded on the North by the North boundary of a 100 foot easement to the Alabama Power Company, on the East by a County road known as the Butter and Egg Road and on the South by a road known as Donaldson's Road described as: From the SW corner NW¼ of NW¼ Sec. 4, Tp. 22 S, Range 1 West run North along West boundary of said NW¼ of NW¼ 355.15 feet to a point on North boundary of said Alabama Power Co. 100 ft. easement; thence turn 55 deg. 23 min. to the right; thence run 472.02 feet along North boundary of said easement to the point of beginning; thence run aforesaid line 175.0 feet along North boundary of said easement to a point on the tangent of said Butter and Egg Road; thence turn 77 deg. 07 min. to the right; thence run 122.6 feet along tangent of said road; thence turn 6 deg. 15 min. to the right; thence run 283.2 feet along tangent of said road to a point on tangent of said Donaldson's Road; thence turn 59 deg. 59 min. to the right; thence run 391.4 feet along tangent of said Donaldson's road; thence turn 23 deg. 54 min. to the right; thence run 135.6 feet along tangent of said road; thence turn 47 deg. 54' to the right; thence run 158.9 feet along tangent of said Donaldson's Road; thence turn 85 deg. 38 min. to the right; thence run 667.1 feet in a northerly direction to the point of beginning.

Less and except approximately 1.45 acres as conveyed to Buddy George Adaway and wife, Joyce Christian Adaway as recorded in Real Book 23, page 52 in Probate Office of Shelby County, Alabama.

Less and except approximately 1.0 acres as conveyed to Diane Adaway Hitt as recorded in Real Book 66, page 201 in Probate Office of Shelby County, Alabama.

Less and except that parcel of property conveyed to Doris S. Adaway by Buster George Adaway which is executed simultaneously herewith.

Subject to easements and rights of way of record.

TO HAVE AND TO HOLD to the said Grantees, subject to the aforesaid cross-contingent rights of reversion, and to the heirs and assigns of all such surviving cotenants or cotenant. And Grantors do for ourselves and for our heirs, executors and administrators covenant with said Grantees and Grantees' heirs and assigns that Grantors are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated herein; that Grantors have a good right to sell and convey the same as aforesaid; that Grantors will and that Grantors' heirs, executors and administrators shall warrant and defend the same to the said Grantees and Grantees' heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 3<sup>rd</sup> day of January, 2008.

Ricky Lee Adaway  
Ricky Lee Adaway

Jennifer Lynn Ford Adaway  
Jennifer Lynn Ford Adaway

Ricky Lee Adaway  
Ricky Lee Adaway

Jennifer Lynn Ford Adaway  
Jennifer Lynn Ford Adaway

STATE OF ALABAMA )  
SHELBY COUNTY )

ACKNOWLEDGMENT

I, Catherine Alexander, a Notary Public in and for said County in said State, hereby that, **Ricky Lee Adaway**, and **Jennifer Lynn Ford Adaway**, 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 foregoing conveyance, that they executed the same voluntarily of the day the same bears date.

GIVEN UNDER my hand and official seal of office this 3<sup>rd</sup> day of January, 2008.

Shelby County, AL 01/03/2008  
State of Alabama

Deed Tax: \$40.00

[Signature]  
Notary Public  
My Commission Expires:

PREPARED BY:  
William P. Powers, III  
Attorney at Law  
P.O. Box 1626  
Columbiana, AL 35051  
(205) 669-9620

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: MAY 1, 2010