

This Instrument Was Prepared By:
Christopher R. Smitherman, Attorney At Law
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Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Patrick J. Murphy
Angela D. Murphy

250 Gablewood Div

2402 Chestnut Terrace Court #104

Odenton, MD 21113-0737 Montevallo AL 3511

STATE OF ALABAMA		
)	WARRANTY DEED: JOINT TENANCY
SHELBY COUNTY)	WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of <u>Fifty-Five Thousand & 00/100 Dollars</u> (\$55,000.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, that, **Sole Heirs at Law of Bobby G.**Price, Deceased, hereinafter called "Grantors", do hereby GRANT, BARGAIN, SELL AND CONVEY unto Patrick J. Murphy and wife, Angela D. Murphy, hereinafter called "Grantees" for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to wit:

See attached Legal Description marked as Exhibit "A".

Subject to all items of record.

Note: Bobby G. Price and Robert G. Price are one and the same person.

TO HAVE AND TO HOLD to the said Grantees in fee simple forever, for and during their joint lives and upon the death of either of them, then the survivor in fee simple, and to the heirs of such survivor forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantees and the heirs and assigns of the Grantees, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 14th day of March, 2008.

<u>GRANTOR</u>

By: Christopher Price, as Heir at Law of Bobby G. Price, Deceased

By: Ashley E. Price, as Heir at Law of Bobby G. Price, Deceased

STATE OF ALABAMA

ACKNOWLEDGMENT

SHELBY COUNTY

I, <u>Chris Smitherman</u>, a Notary Public for the State at Large, hereby certify that the above posted names, <u>Christopher Price and Ashley E. Price</u>, which are signed to the foregoing Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

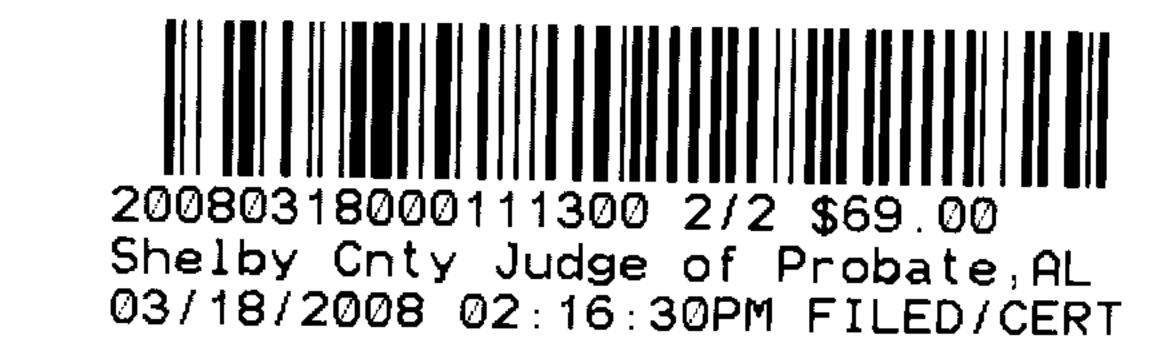
GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 14th day of March, 2008.

NOTARY PUBLIC

My Commission Expire

My Commission Expires: 2

EXHIBIT A



PARCEL 1:

2055654004

Commence at the NE corner of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence South 88 degrees 39 minutes 11 seconds West, 447.39 feet; thence South 02 degrees 34 minutes 06 seconds East, 979.50 feet; thence South 02 degrees 30 minutes 59 seconds East, 147.64 feet to the point of beginning; thence South 02 degrees 37 minutes 50 seconds East 394 61 feet; thence South 87 degrees 24 minutes 50 seconds West 220,44; thence North 02 degrees 40 minutes 51 seconds West, 167.70 feet; thence North 02 degrees 44 minutes 14 seconds West, 226.21 feet; thence North 87 degrees 14 minutes 00 seconds East, 221.01 feet to the point of beginning.

PARCEL 2:

Commence at the NE corner of Section 3, Township 22 South, Range 3 West, Shelby County, Alabama; thence South 88 degrees 39 minutes 11 seconds West, 447.39 feet; thence South 02 degrees 34 minutes 06 seconds East, 979.50 feet to the point of beginning, thence South 02 degrees 30 minutes 59 seconds East, 147.64 feet; thence South 87 degrees 14 minutes 00 seconds West, 221.01 feet; thence North 02 degrees 48 minutes 0.2 seconds West, 153.14 feet; thence North 88 degrees 39 minutes 21 seconds East, 221.81 feet to the point of beginning.

According to the survey of Michael G. Moates, dated March, 2008

Shelby County, AL 03/18/2008 State of Alabama

Deed Tax: \$55.00