

This instrument was prepared by:  
Shelby County Abstract & Title Co., Inc.  
101 West College  
Columbiana, AL 35051


Send Tax Notice To: Christopher R. Wood  
1075 Hwy 5  
Columbiana, AL 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

  
20080729000305570 1/1 \$16.00  
Shelby Cnty Judge of Probate, AL  
07/29/2008 03:52:51PM FILED/CERT

That in consideration of \$5,000.00 to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Christopher R. Wood and wife, Rachael H. Wood (herein referred to as grantors) do grant, bargain, sell and convey unto Christopher R. Wood and Rachael H. Wood (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

Commence at the SE corner of Section 8, Township 21 South, Range 1 East; thence run West along said section line a distance of 66.70 feet to the point of beginning; thence continue along last described course a distance of 630.00 feet; thence turn an angle of 95 degrees 33 minutes 26 seconds right and run a distance of 210.00 feet; thence turn an angle of 84 degrees 26 minutes 34 seconds right and run a distance of 630.00 feet; thence turn an angle of 95 degrees 33 minutes 26 seconds right to the chord of a curve to the right and run a distance of 210.00 feet along said chord to the point of beginning. Situated in Shelby County, Alabama.

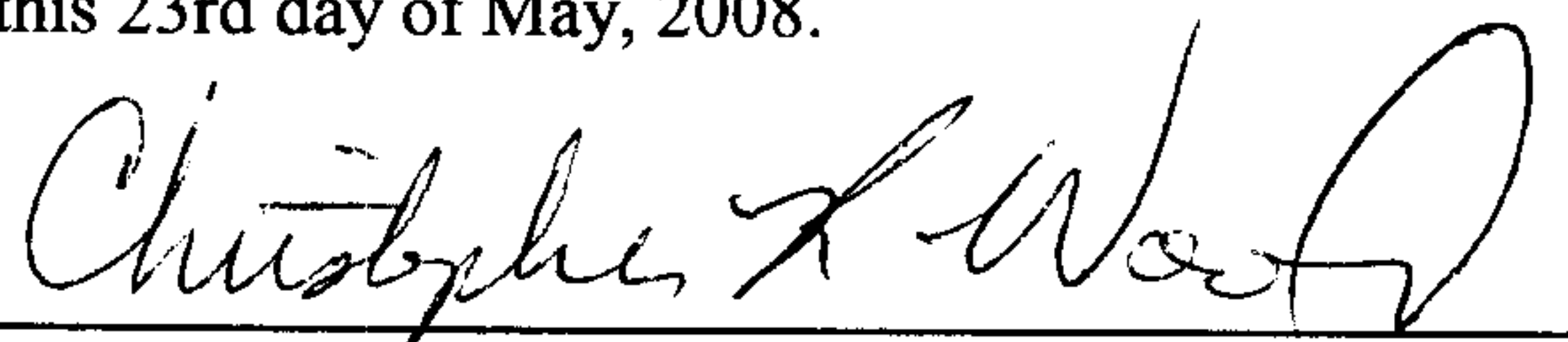
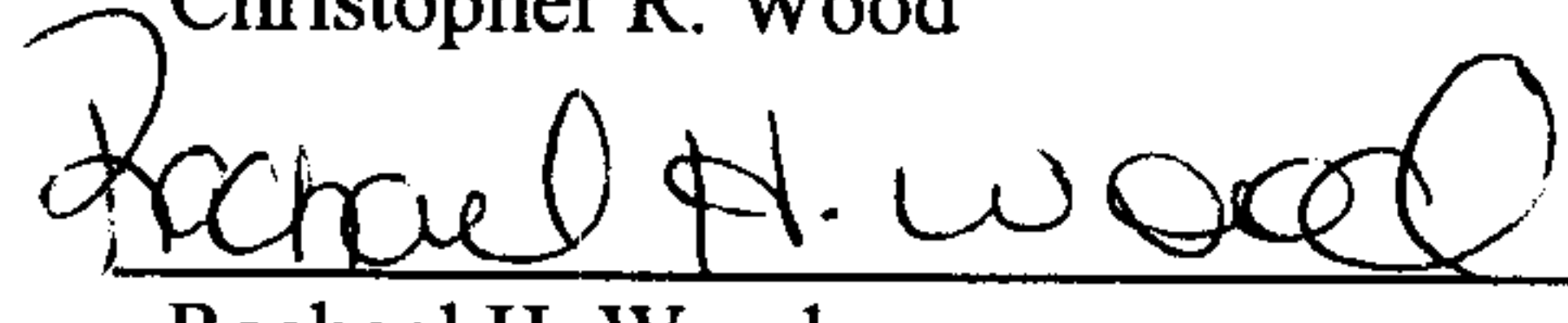
All of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way, and permits of record.

TO HAVE AND TO HOLD, Unto the said GRANTEES 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 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 and seal, this 23rd day of May, 2008.

_____	(Seal)		(Seal)
_____	(Seal)	Christopher R. Wood	
_____	(Seal)		(Seal)
_____	(Seal)	Rachael H. Wood	
_____	(Seal)	_____	(Seal)
_____	(Seal)	_____	(Seal)

STATE OF ALABAMA

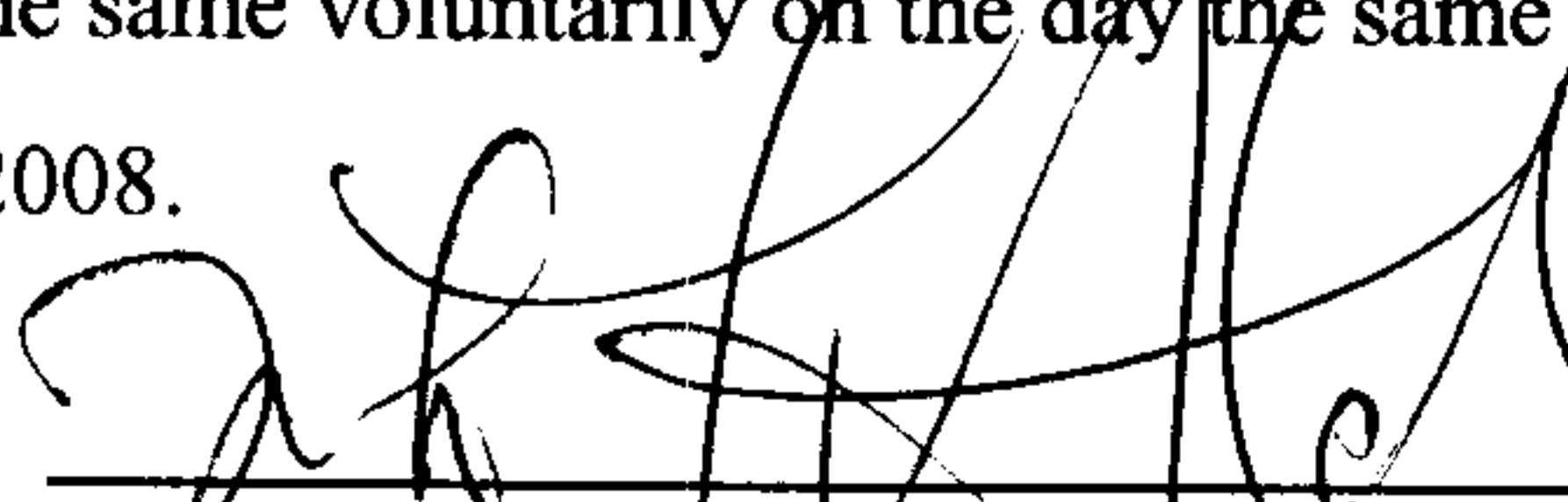
} General Acknowledgment

SHELBY COUNTY

I, Michael T. Atchison, a Notary Public in and for said County, in said State, hereby certify that Christopher R. Wood and Rachael H. Wood, 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 23rd day of May, 2008.

My commission expires: 10/16/2008

  
\_\_\_\_\_  
Michael T. Atchison, Notary Public

