

**THIS INSTRUMENT WAS PREPARED WITHOUT BENEFIT OF TITLE.**  
**LEGAL DESCRIPTION WAS PROVIDED BY GRANTOR.**

This Instrument was prepared by:  
Mike T. Atchison  
P O Box 822  
Columbiana, AL 35051

Send Tax Notice to:  
Wesley Whitten  
232 Wolf Road  
Exeter, Rhode Island  
02822-520

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA )  
COUNTY OF SHELBY )

KNOW ALL MEN BY THESE PRESENTS, That in consideration FIVE THOUSAND AND NO/00 DOLLARS (\$5,000.00), and other good and valuable considerations to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **JUDY EGGLER WHITTEN, a single woman (herein referred to as Grantor)** grant, bargain, sell and convey unto **WESLEY WHITTEN and LISA PETERSEN (herein referred to as Grantees)**, the following described real estate, situated in: SHELBY County, Alabama, to-wit:

**PARCEL 1:**

*A parcel of land situated in the N½ of Section 4, Township 20 South, Range 1 East, Shelby County, Alabama, and being more particularly described as follows:*

*Commence at the NW corner of the SW¼ of the NW¼ of above said Section; thence N 89 deg. 55'07" E, a distance of 375.61'; thence S 03 deg. 01'53" W, a distance of 367.01" to the POINT OF BEGINNING; thence S 78 deg. 27'28" W, a distance of 209.76'; thence S 03 deg. 49'54" E, a distance of 210.43'; thence N 78 deg. 30'23" E, a distance of 210.32'; thence N 03 deg. 59'21" W, a distance of 210.53' to the POINT OF BEGINNING.*

**SUBJECT TO:**

1. Ad valorem taxes due and payable October 1, 2008.
2. Easements, restrictions, rights of way, and permits of record.

Grantor is the surviving Grantee in that certain Deed recorded in Deed Book 251 Page 818, Probate Office of Shelby County, Alabama. The other Grantee, Robert Whitten, is deceased, having died on October 29, 2008.

**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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.


IN WITNESS WHEREOF, I have hereunto set my hand and seal this 19<sup>th</sup> day of December, 2008.

  
JUDY EGGLER WHITTEN

STATE OF ALABAMA)  
COUNTY OF SHELBY)

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

Given under my hand and official seal this 19<sup>th</sup> day of December, 2008.

  
20090206000039790 1/1 \$16.00  
Shelby Cnty Judge of Probate, AL  
02/06/2009 10:16:42AM FILED/CERT

  
Notary Public  
My Commission Expires: 10-16-12

Shelby County, AL 02/06/2009  
State of Alabama

Deed Tax: \$5.00