


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

This Instrument was prepared by:
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Columbiana, AL 35051

Send Tax Notice to:
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5221 Hwy 28
Columbiana, AL. 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF SHELBY)


20090206000039910 1/1 \$16.00
Shelby Cnty Judge of Probate, AL
02/06/2009 10:31:16AM FILED/CERT

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, **GEORGE PORTIS and wife, ADDIE PORTIS** (herein referred to as *Grantors*), grant, bargain, sell and convey unto **STAN PORTIS and CRYSTAL PORTIS** (herein referred to as *Grantees*), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

Commence at the NE corner of NE¼ of NW¼, Section 24, Township 22 South, Range 1 West and run South along the East line of said Quarter Quarter Section a distance of 311.20 feet to a point; thence turn an angle of 88 deg. 07' to the right and run a distance of 420.90 feet for a point of beginning of the lot herein described and conveyed; thence turn an angle of 88 deg. 07' to the left and run a distance of 147.50 feet; thence turn an angle of 91 deg. 53' to the left and run a distance of 147.50 feet; thence turn an angle of 88 deg. 07' to the left and run a distance of 147.50 feet; thence turn an angle of 91 deg. 53' to the left and run thence 147.50 feet to point of beginning.

Also, an easement or driveway to be used jointly by grantees and grantors herein, their heirs and assigns, more particularly described as follows: Commence at the NE corner of the NE¼ of NW¼ of Section 24, Township 22 South, Range 1 West and run South along the East line of said Quarter Quarter Section a distance of 311.20 feet to the point of beginning; thence turn an angle of 88 deg. 07' to the right and run a distance of 273.40 feet; ; thence turn an angle of 88 deg. 07' to the left and run thence 20 feet; thence turn an angle of 91 deg. 53' left and run thence 273.40 feet; thence turn an angle of 88 deg. 07' left and run thence 20 feet to point of beginning.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2009.
2. Easements, restrictions, rights of way, and permits of record.

Property described herein constitutes no part of the homestead of the Grantors.

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 27th day of January, 2009.



GEORGE PORTIS

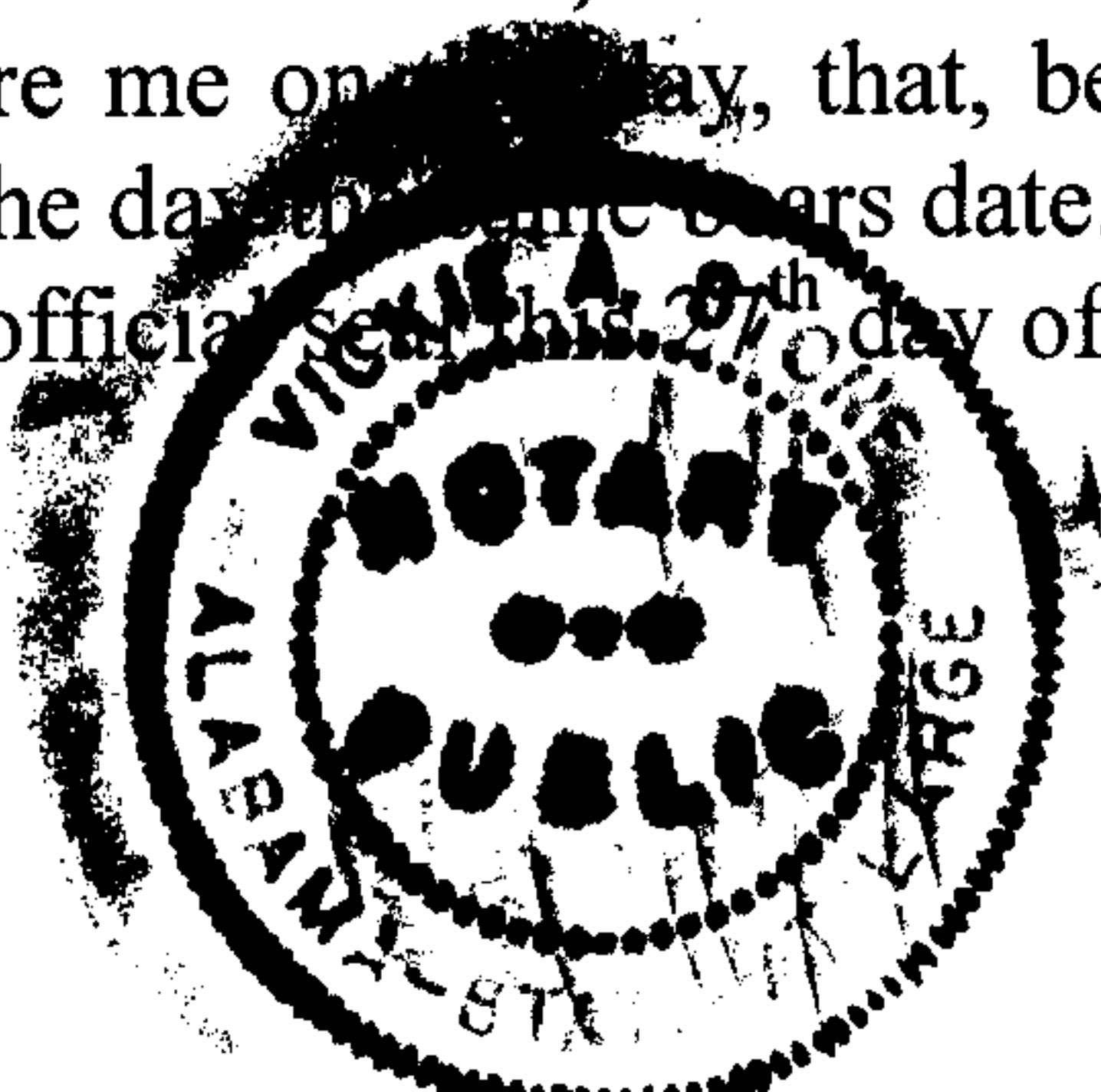


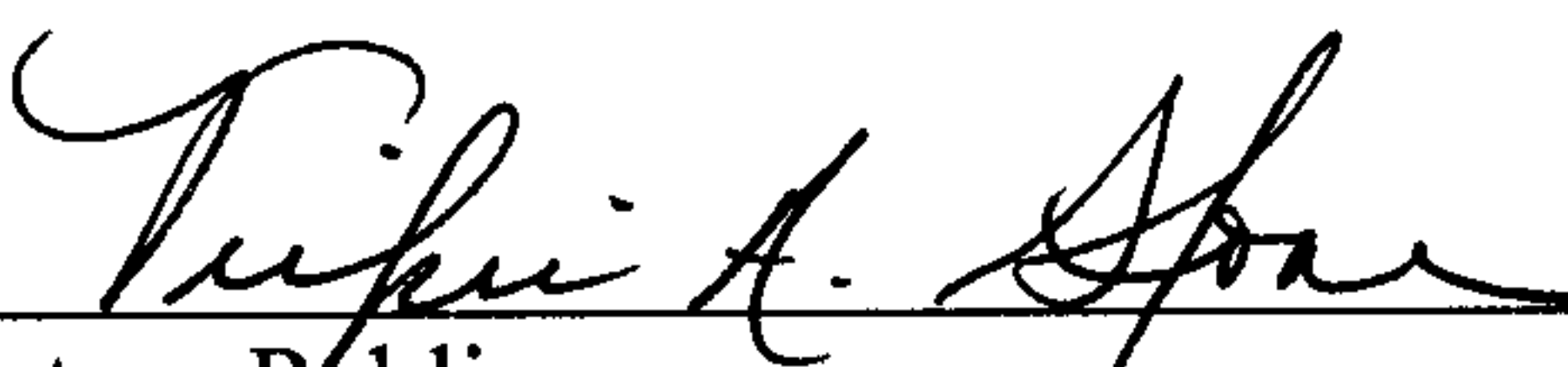
ADDIE PORTIS

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that **GEORGE PORTIS and wife, ADDIE PORTIS**, whose names are signed to the foregoing conveyance, and who are known to me acknowledged before me on the _____ day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day then and there date.

Given under my hand and official seal this _____ day of January, 2009.





Notary Public
My Commission Expires: 3-19-2012