

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:
Roy B. & Jessila M. Jones
633 Duck Cove Rd.
Shelby, AL 35143

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF SHELBY)


20090925000366830 1/2 \$21.00
Shelby Cnty Judge of Probate, AL
09/25/2009 11:55:34 AM 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, **MALINDA PARKS, and husband, TERRY L. PARKS, SR., and ROY B. JONES and wife, JESSILA M. JONES** (herein referred to as **Grantors**) grant, bargain, sell and convey unto **ROY B. JONES and wife, JESSILA M. JONES** (herein referred to as **Grantees**), the following described real estate, situated in: SHELBY County, Alabama, to-wit:

½ interest in and to the property described in Legal Description on attached EXHIBIT A.

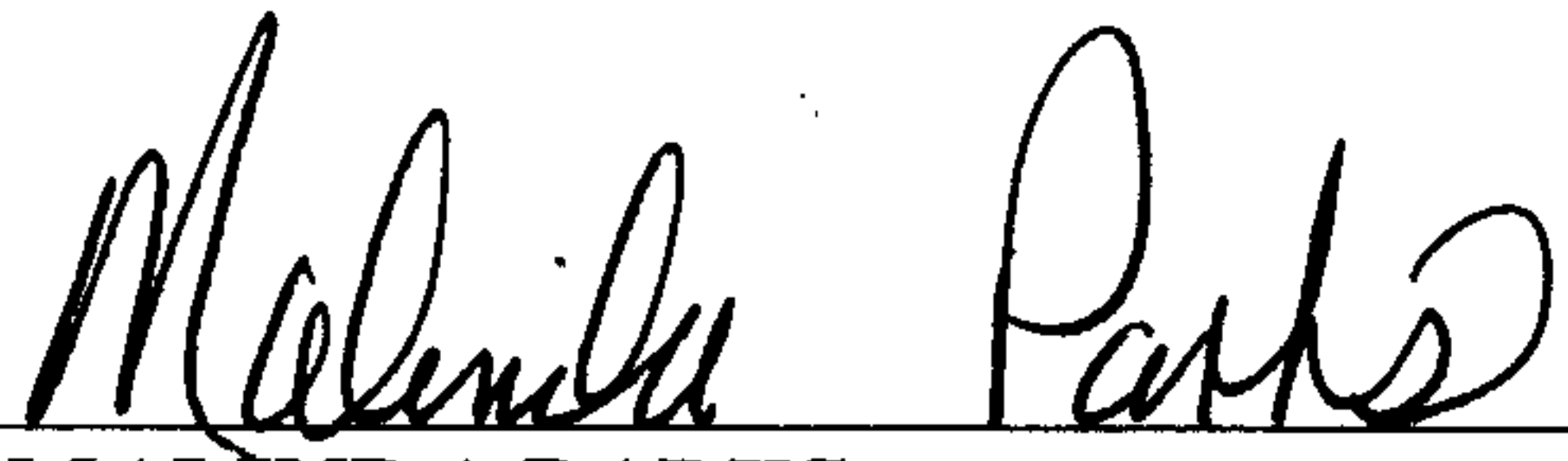
SUBJECT TO:

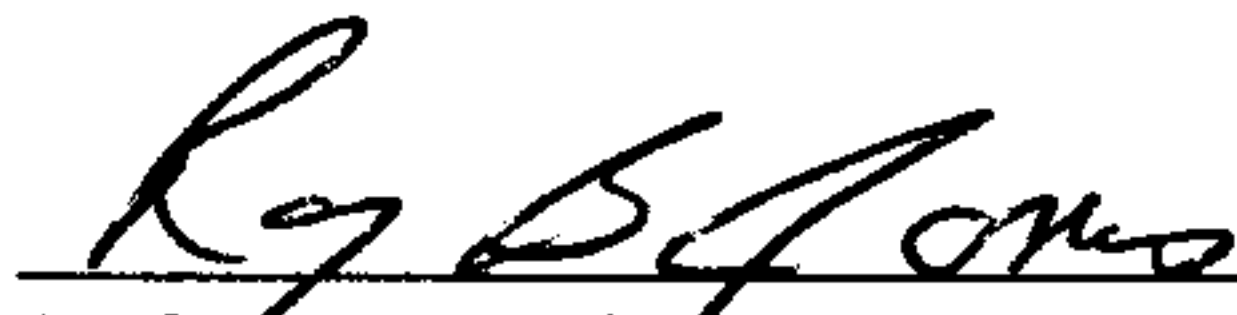
1. Ad valorem taxes due and payable October 1, 2009.
2. Easements, restrictions, rights of way, and permits of record.

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, 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 15th day of ^{July}~~JUNE~~, 2009.


MALINDA PARKS


ROY B. JONES


TERRY L. PARKS, SR.


JESSILA M. JONES

Shelby County, AL 09/25/2009
State of Alabama
Deed Tax : \$5.00

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, Vickie A. Stone, the undersigned authority, a Notary Public in and for said County, in said State hereby certify that , **MALINDA PARKS, and husband, TERRY L. PARKS, SR., and ROY B. JONES and wife, JESSILA M. JONES**, 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 15th day of ^{July}~~JUNE~~, 2009.



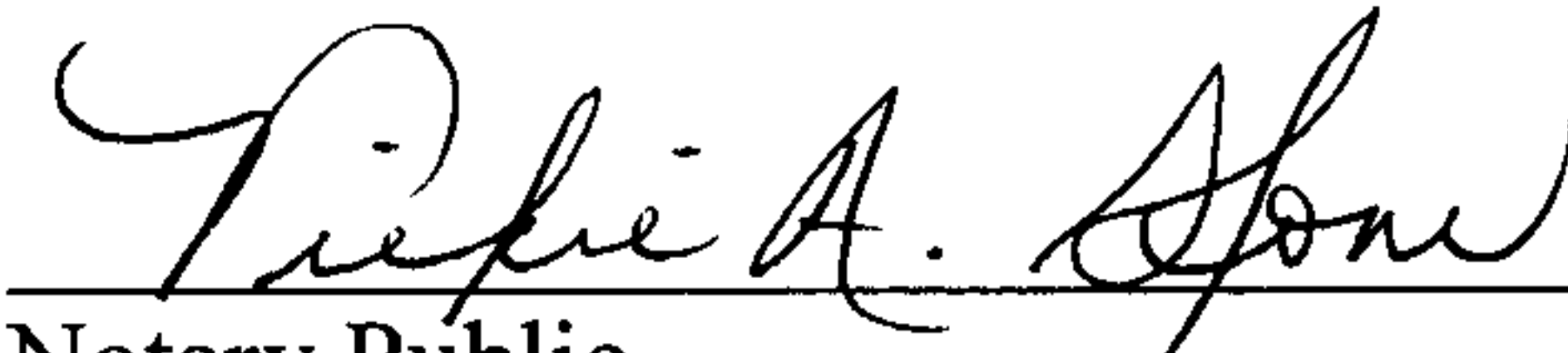

Notary Public
My Commission Expires: 3-19-2012

EXHIBIT A
Legal Description

Lot 8, DUCK COVE ESTATES, A PRIVATE SUBDIVISION ACCORDING TO THE SURVEY OF JOSEPH E. CONN, JR., A.R.N 9049, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

Commence at the SE corner of the NE $\frac{1}{4}$ - SE $\frac{1}{4}$, Section 28, Township 24 North, Range 15 East, Shelby County, Alabama and run on a bearing of N 6 degrees 23 minutes W a distance of 738.34 feet to a point; thence turn 31 degrees 20 minutes left and run 132.32 feet to a point; thence turn 7 degrees 37 minutes right and run 155.08 feet to a point; thence turn 81 degrees 03 minutes left and run 171.91 feet to the POINT OF BEGINNING of the property being described; thence continue last described course a distance of 65.13 feet to a point; thence turn 0 degrees 48 minutes left and run 254.23 feet to a point on the water line contour of Lay Lake; thence turn 88 degrees 17 minutes left and run along water line a distance of 50.0 feet to a point; thence turn 91 degrees 37 minutes 19 seconds left and run 288.12 feet to a point; thence turn 56 degrees 38 minutes 41 seconds left and run 59.38 feet to the POINT OF BEGINNING.

Parcel No. 2 OF DUCK COVE ESTATES, A METES AND BOUNDS PRIVATE SUBDIVISION MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Commence at the SE corner of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 28, Township 24 North, Range 15 East, Shelby County, Alabama and run North 6 degrees 23 minutes W a distance of 738.34 feet to a point; thence turn 119 degrees, 7 minutes left and run 29.26 feet to a point; thence turn 9 degrees 35 minutes right and run 73.87 feet to a point; thence turn 30 degrees 7 minutes left and run 125.37 feet to a point; thence turn 21 degrees 5 minutes right and run a distance of 48.64 feet to the POINT OF BEGINNING of the property being described; turn an angle of 90 degrees 58 minutes right and run Northwesterly a distance of 235.00 feet to a point on the East line of a 20 foot wide access easement, thence turn an angle of 133 degrees 54 minutes left and run Southerly along said East line of said access easement a distance of 105.00 feet to a point; thence turn an angle of 46 degrees 6 minutes left and run 169.24 feet to a point on the waters edge of Lay Lake; thence turn an angle of 106 degrees 9 minutes left and run Northeasterly along waters edge a distance of 22.01 feet to a point; thence turn an angle of 15 degrees 11 minutes right and run along said waters edge in a Northeasterly direction a distance of 54.52 feet to the POINT OF BEGINNING.

Part of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 19, Township 19 South, Range 3 West, situated in Jefferson County, Alabama, more particularly described as follows: Begin at the Northeast corner of said quarter-quarter section, run thence South along the East line of said quarter-quarter section for a distance of 699.25 feet; thence turn an angle to the right of 91⁰ 01' for a distance of 252.27 feet to the point of beginning of the property here described, from the point of beginning thus obtained, turn an angle to the left of 64⁰ 45' and run Southwestwardly for a distance of 367.3 feet to the Northeast right of way line of Highway; thence turn an angle to the right of 95⁰ 10' and run Northwestwardly along the Northeasterly right of way line of said Highway for a distance of 118.6 feet; thence turn an angle the right of 84⁰ 50' and run Northeastwardly for a distance of 367.3 feet; thence turn an angle to the right of 95⁰ 10' and run Southeastwardly for a distance of 118.6 feet to the point of beginning.

Minerals and mining rights excepted.



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