

31,330

SEND TAX NOTICE TO:

(Name) Kenneth E Stamps

(Address) P.O. Box 212
Saginaw Al
35137

This instrument was prepared by

(Name) Kenneth E Stamps

(Address) 1965 Hwy 31 Calera, Ala 35040

Form 1-1-5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP -

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One dollar + ^{no} 100 - (\$1.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Kenneth E. Stamps and wife Gayle R Stamps

(herein referred to as grantors) do grant, bargain, sell and convey unto

Kenneth E Stamps and wife Gayle R Stamps

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

A part of the NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 20, Township 21, Range 2 West, more particularly described as follows: Commence at a point where the East right of way line of U. S. Highway No. 31 intersects the North boundary of said Quarter Quarter Section and run thence Easterly along the North boundary of said Quarter Quarter Section 203 feet; thence turn an angle of 90 deg. right and run thence Southerly 182 feet; thence turn an angle of 90 deg. right and run Westerly 135 feet to a point on the East right of way of U. S. Highway No. 31; thence Northerly along said Highway right of way 243 feet, more or less, to point of beginning.

Less and Except

Commence at the northeast corner of the northwest quarter of the southeast quarter of Section 20; Township 21 south, Range 2 west, Shelby County, Alabama and run thence S 89 degrees, 38 minutes, 32 seconds W along the north line of said quarter-quarter a distance of 1,149.46 feet to a found open top pipe and the point of beginning of the property, Parcel-1, being described; Thence run S 07 degrees, 56 minutes, 52 seconds E a distance of 88.00 feet to a set rebar corner; Thence run S 87 degrees, 34 minutes, 32 seconds W a distance of 169.17 feet to a set rebar corner on the east margin of Highway No. 31; Thence run N 27 degrees, 11 minutes, 37 seconds W along said margin of said Highway a distance of 104.59 feet to a set rebar corner on the same said north quarter-quarter line; Thence run N 89 degrees, 38 minutes, 32 seconds E along said quarter-quarter line a distance of 204.65 feet to the point of beginning, containing 16,958 square feet, more or less.

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 granters 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, Susan A. Waits have hereunto set her hand(s) and seal(s), this 27th

day of December 15 2010



20101229000438630 1/1 \$43.50
Shelby Cnty Judge of Probate, AL
12/29/2010 01:29:01 PM FILED/CERT

WITNESS:

Kenneth E. Stamps (Seal)

Gayle R Stamps (Seal)

____ (Seal)

STATE OF ALABAMA

Shelby COUNTY }

I, Susan A. Waits, a Notary Public in and for said County, in said State,

hereby certify that Kenneth E. Stamps And wife Gayle R. Stamps

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 27th day of December A. D., 12 2010

My Commission Expires April 30, 2013

Susan A. Waits