

THIS INSTRUMENT WAS PREPARED BY:  
FOSTER D. KEY, ATTORNEY AT LAW  
POST OFFICE BOX 360345  
BIRMINGHAM, ALABAMA 35236

PLEASE SEND TAX NOTICE TO:  
DAVID T. CLINE and wife, JOLENA R. CLINE  
2304 LUCYLE LANE  
SYLACAUGA, ALABAMA 35150

**WARRANTY DEED JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of ONE HUNDRED FOURTEEN THOUSAND AND NO/100 DOLLARS (\$114,000.00) and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, ANTHONY J. KING and wife, DORETTA M. KING, (herein referred to as Grantor whether one or more), do grant, bargain, sell and convey unto DAVID T. CLINE and wife, JOLENA R. CLINE, (herein referred to as Grantees) as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in SHELBY COUNTY, ALABAMA, to-wit:

Commence at a 1 ½ inch pipe being the Southeast corner of the Southwest ¼ of the Southeast ¼ of Section 13, Township 18 South, Range 1 West, Shelby County, Alabama, said point being the point of beginning. From this beginning point proceed South 86 degrees 32 minutes 49 seconds West along the South boundary of the Southwest ¼ of the Southeast ¼ of Section 13 for a distance of 10.00 feet to a ½ inch rebar; thence proceed North 58 degrees 48 minutes 31 seconds West for a distance of 667.01 feet to a ½ inch rebar being located on the Southerly right of way of Shelby County Highway No. 41; thence proceed North 57 degrees 12 minutes 28 seconds East along the Southerly boundary of said road for a distance of 690.59 feet; thence proceed South 00 degrees 00 minutes 00 seconds East along the East boundary of the Southwest ¼ of the Southeast ¼ for a distance of 718.86 feet to the point of beginning.

The above described land is located in the Southwest ¼ of Southeast ¼ of Section 13, Township 18 South, Range 1 East, Shelby County, Alabama.


**SUBJECT TO:**

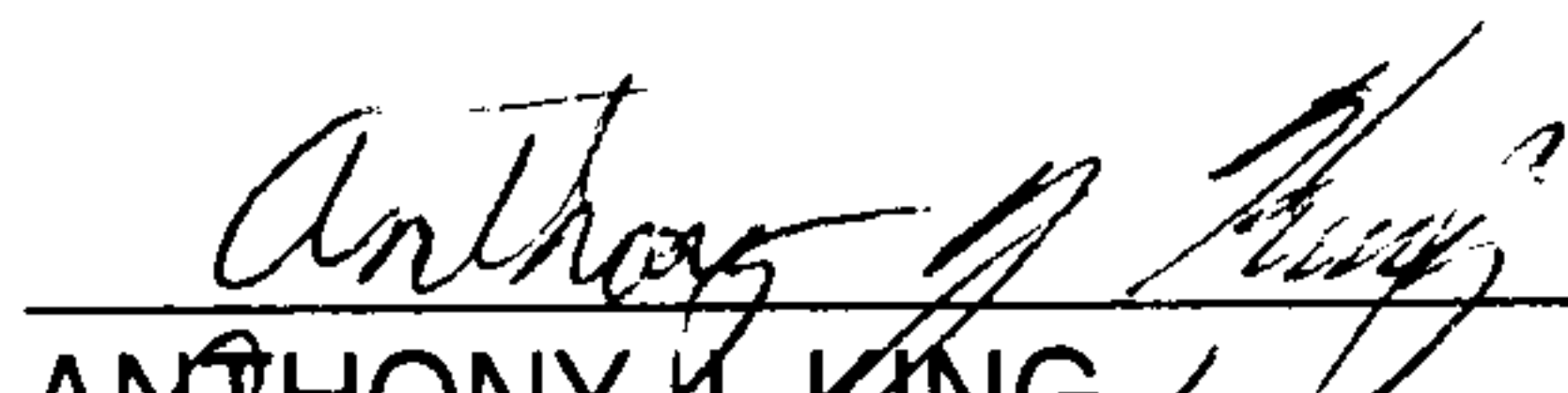
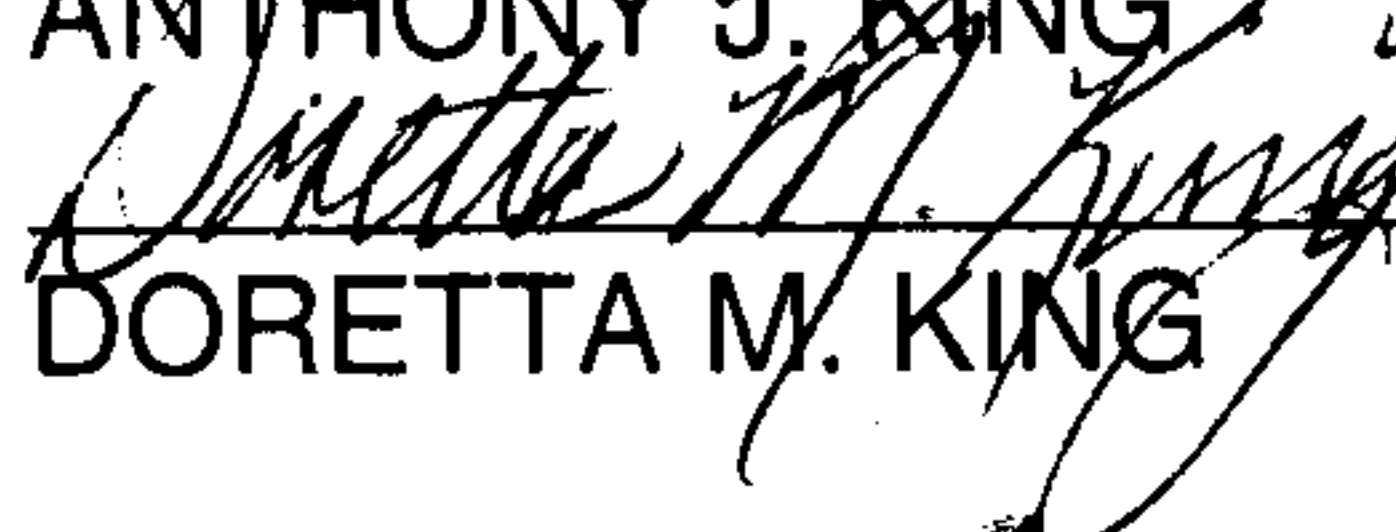
1. Taxes for the year 2014, which are a lien but not yet due and payable until October 1, 2014.
2. Restrictive Covenants, if any.
3. Less and except any portion of the land lying within road right of way of Shelby County Highway 41.

TO HAVE AND TO HOLD to the said Grantees as joint tenants for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right or reversion.

And we do for ourselves, and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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, we have hereunto set our hands and seals this 8TH day of JANUARY, 2014.

  
20140116C00015450 1/3 \$134.00  
Shelby Cnty Judge of Probate, AL  
01/16/2014 10:55:46 AM FILED/CERT

  
\_\_\_\_\_  
ANTHONY J. KING  
  
\_\_\_\_\_  
DORETTA M. KING

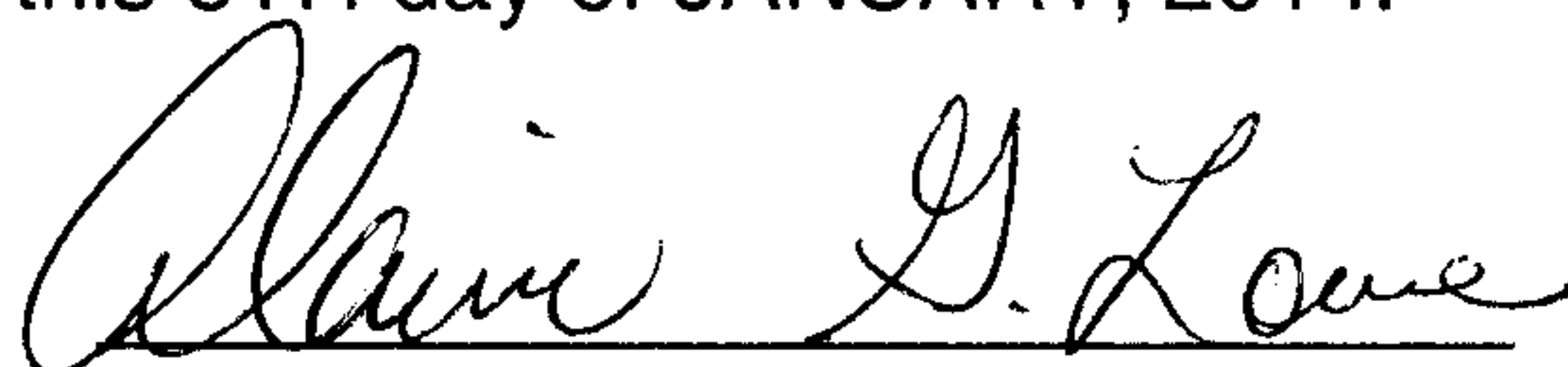
Shelby County, AL 01/16/2014  
State of Alabama  
Deed Tax: \$114.00

STATE OF ALABAMA

COUNTY OF TALLADEGA


I, the undersigned, a notary public in and for said county, in said state, hereby certify that ANTHONY J. KING and wife, DORETTA M. KING, 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 8TH day of JANUARY, 2014.



NOTARY PUBLIC

My Commission Expires: 10/31/2015



20140116000015450 2/3 \$134.00  
Shelby Cnty Judge of Probate, AL  
01/16/2014 10:55:46 AM FILED/CERT

Grantor's Name:  
ANTHONY J. KING and wife, DORETTA M. KING  
Mailing Address:  
412 Bent Creek Trace  
Chelsea, AL 35043

Property Address:  
4.83 acres of land on Dunnavent Valley Rd.  
Leeds, AL 35094

☐ Bill of Sale  
☐ Sales Contract  
☒ Closing Statement

Grantee's name:  
DAVID T. CLINE and wife, JOLENA R. CLINE  
Mailing Address:  
2304 LUCYLE LANE  
SYLACAUGA, ALABAMA 35150

Date of Sale: JANUARY 8TH, 2014  
Total Purchase Price: \$114,000.00  
or  
Actual Value  
or  
Assessor's Market Value

☐ Front of Foreclosure Deed  
☐ Appraisal  
☐ Other \_\_\_\_\_



20140116000015450 3/3 \$134.00  
Shelby Cnty Judge of Probate, AL  
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