

AFFIDAVIT OF SURVIVING JOINT TENANT

STATE OF Alabama)
COUNTY OF Shelby) SS.

20220512000194240 1/4 \$31.00
Shelby Cnty Judge of Probate, AL
05/12/2022 08:58:51 AM FILED/CERT

Now on this 6 day of May, 2022, I, David Lee Rife, of lawful age,
being duly sworn, state as follows:

On the 6 day of July, 1994, this interest was conveyed by document to
David Lee Rife and Sandra Rife as Joints Tenants, and not as Tenants in Common, with the
right of survivorship, the following real property situated in Shelby County, Alabama,
to wit:

Section _____ Township X, Range _____

Which document was recorded in the records of the County Clerk of Shelby County, State
of Alabama, Book _____, at Page _____. There is attached hereto a certified copy of the
Death Certificate of Sandra Rife deceased, issued by the Department of Health for the State of
Alabama showing that the deceased Joint Tenant died on the 5 day of Dec, 2021.

Affiant further states that he/she is the surviving joint tenant in the described property,
and that the decedent named in the certificate of death is one and the same person as the joint
tenant named in the deed recorded as above set forth.

Affiant further states that on the date of deceased joint tenant's death the two were
married to each other and that affiant is the surviving spouse.

And further affiant saith not.

Signed David Lee Rife

Affiant

Subscribed and sworn to before me this 6 day of May, 2022.

My

Commission

Expires:

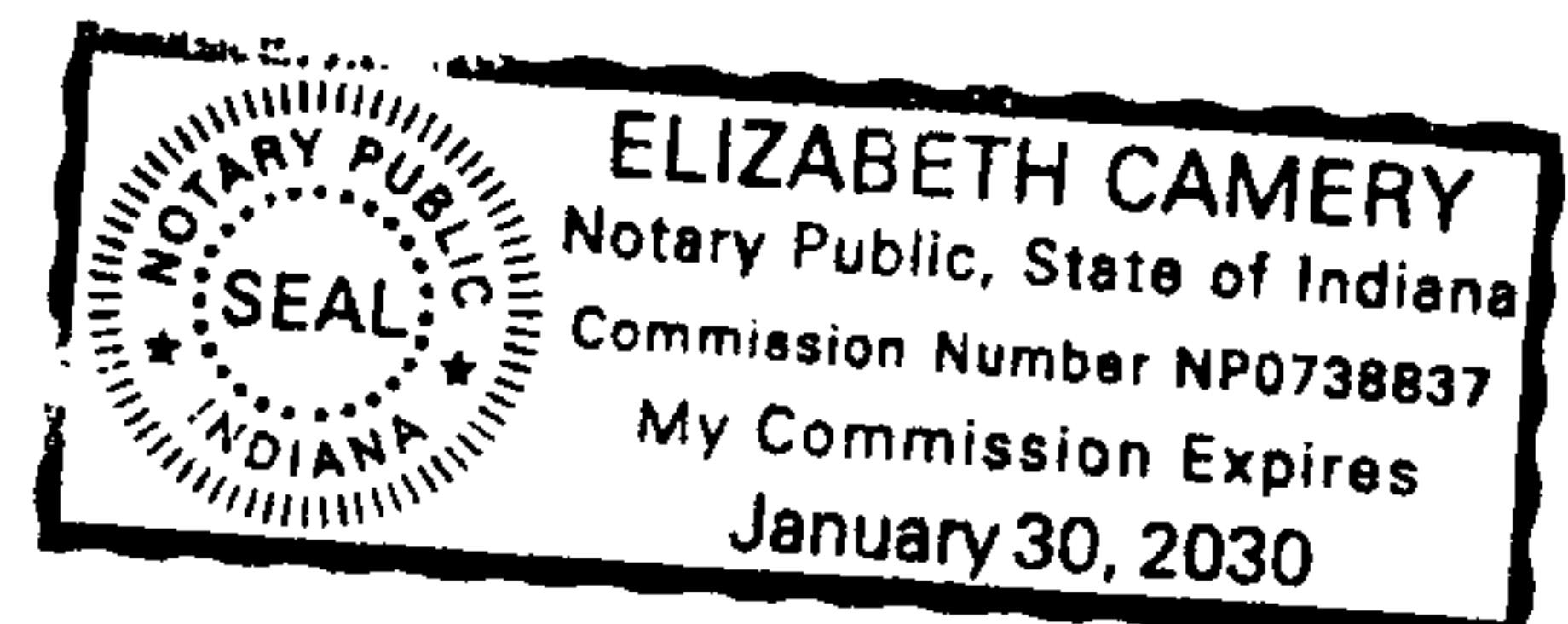
January 30, 2030

Elizabeth Camery

Notary Public

ACKNOWLEDGMENT

STATE OF INDIANA)
) SS.



SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) David Lee Raia

(Address) P.O. Box 101
Wilcoxville Ala 35786

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) P.O. Box 822 Columbiana, Alabama 35051

Form 1-3-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty-eight thousand and no/100 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Arthur Dudley Terkeurst a MARRIED man and Sharon M. Terkeurst a MARRIED woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

David Lee Raia and Sandra B. Raia

(herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION



20220512000194240 2/4 \$31.00
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Inst # 1994-21310

07/06/1994-21310
02:34 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
902 MCD 49.00

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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, we have hereunto set our hands(s) and seal(s), this 6/29 day of June, 1994

_____(Seal)
_____(Seal)
_____(Seal)

Arthur Dudley Terkeurst (Seal)
Arthur Dudley Terkeurst
Sharon M. Terkeurst (Seal)
Sharon M. Terkeurst
JAMES EDWARD WHITE
My Comm Exp. 4/13/97
Notary Public
State of Florida
1100012

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Arthur Dudley Terkeurst and Sharon M. Terkeurst 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 said DEED date.

Inst # 1994-21310

EXHIBIT "A"



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Commence at the Northeast corner of the NW1/4 of the NE1/4 of Section 21, Township 24 North, Range 15 East and run thence West along the North line of said 1/4-1/4 a distance of 350.0 feet more or less, to the East right of way line of County gravel road, being No. 311; thence run along the Easterly line of said road in a Southwesterly direction a distance of 326.96 feet to the point of beginning of the parcel herein described; thence turn an angle of 63 degrees 48 minutes 34 seconds to the left and run in a southerly direction a distance of 1114.12 feet to the South line of said 1/4-1/4 Section; thence run West along the South line of said 1/4-1/4 a distance of 914.27 feet to the Southwest corner of said 1/4-1/4 section; thence turn an angle of 89 degrees 17 minutes 52 seconds to the right and run North along the West line of said 1/4-1/4 section a distance of 914.06 feet to the center of a county gravel road, No. 311; thence turn an angle of 49 degrees 48 minutes 15 seconds to the right and run along the center line of said road a distance of 160.96 feet; thence turn an angle of 18 degrees 45 minutes to the right and run along the center line of said road a distance of 293.52 feet; thence turn an angle of 24 degrees 36 minutes to the right and run along the center line of said road a distance of 314.00 feet to a point due North of the point of beginning; thence run South to the point of beginning. There is excepted herefrom the right of way for said County gravel Road No. 311. Situated in Shelby County, Alabama.

Inst # 1994-21310

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CAUSE OF DEATH

ADPH HS E2/REV 01-16

Nicole Henderson Rushing
State Registrar of Vital Statistics