

This instrument was prepared by

(Name) WALLACE & ELLIS, Attorneys

(Address) Columbiana, Alabama

Form 1-15 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO THOUSAND AND NO/100 DOLLARS

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

D. L. Gowers and wife, Grace Gowers

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

Jack McGuire and wife, Ann Elizabeth McGuire

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated

in Shelby County, Alabama to-wit:

The Easternmost 100 feet of the following described property: "A part of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 25, Township 19 South, Range 3 West, described as commencing at the NW corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section and run East along the North line of said SE $\frac{1}{4}$ of SE $\frac{1}{4}$ a distance of 470.20 feet; thence turn an angle to right of 140 deg. 16'30" and run a distance of 74.50 feet to point of beginning; thence continue said course a distance of 308.81 feet; thence turn an angle to left of 63 deg. 50' 30" and run a distance of 248.47 feet; thence turn angle to left of 35 deg. 42' and run a distance of 64.05 feet; thence turn angle to left of 76 deg. 38' and run a distance of 306.86 feet; thence turn angle to left of 75 deg. 30' and run a distance of 323.05 feet to the point of beginning.

The property hereby conveyed is 100 feet by 323.05 feet, forming a parallelogram shaped piece of land.

MINERALS AND MINING RIGHTS EXCEPTED.

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Shelby Cnty Judge of Probate, AL
11/02/1973 01:00:00 AM FILED/CERT

TO HAVE AND TO HOLD to the said GRANTEES 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 of reversion.

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 hand(s) and seal(s), this day of January, 1971.

WITNESS:

Blanche W. Moore (Seal)

Blanche W. Moore (Seal)

D L Gowers (Seal)

Grace T Gowers (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that D. L. Gowers and wife, Grace Gowers, whose name s 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 27 day of January, A. D., 1971

Notary Public.