

This instrument was prepared by

5314

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(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 Four Hundred and No/100 (\$400.00)-----DOLLARS

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

Elizabeth Ann Patterson and husband, Morris Patterson

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

Richard L. Sherrell and wife, Gail Sherrell

(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:

From the SW corner of the SE 1/4 of the SE 1/4, Section 20, Township 19 South, Range 1 East, run north along the west boundary of said quarter-quarter a distance of 351.11 feet to the point of beginning; thence continue in a straight line a distance of 317.94 feet; thence right 91 deg. 12 min. a distance of 180.71 feet; thence right 88 deg. 48 min. a distance of 317.94 feet; thence right 91 deg 12 min. a distance of 180.71 feet to the point of beginning.

Subject to easements and rights of way of record.



19760519000046280 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/19/1976 12:00:00AM FILED/CERT

BOOK 298 PAGE 755

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAY 19 AM 10:23
Deed Book 50
Conrad M. Anderson
JUDGE OF PROBATE

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 7th day of May, 1976

WITNESS:

..... (Seal)
..... (Seal)
..... (Seal)

Morris Patterson (Seal)
Elizabeth Ann Patterson (Seal)
..... (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 Elizabeth Ann Patterson and husband, Morris Patterson 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 7th day of May, A. D., 1976

Martina B. Joiner
Notary Public.