

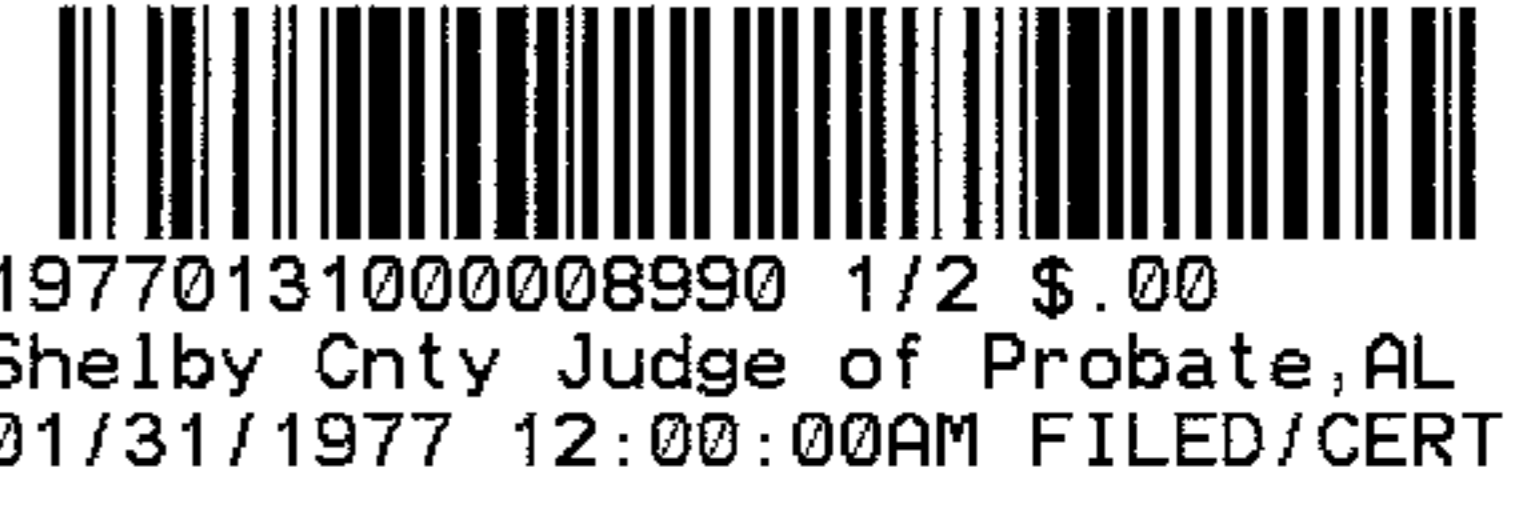
5208

State of Alabama

JEFFERSON

COUNTY

Know All Men By These Presents,



That in consideration of Four Thousand One Hundred Sixteen and 20/100-----(\$4,116.20) DOLLARS

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

acknowledged we, Roger Dale Burnette and wife, Cheryl Burnette

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

Charles F. Carden and wife, Mary L. Carden

(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:

Commence at the SW corner of the SE quarter of the SW quarter, Section 14, Township 21 South, Range 3 West and run in an Easterly direction along the South line of said 1/4-1/4 section and run a distance of 740.0 feet to the Southeast corner of the Katie H. King property for the point of beginning; thence turn an angle of 95° 00' to the left for a distance of 186.63 feet along the East line of the above said Katie H. King property to the Southerly right-of-way of public road known as Smokey Road; (Shelby Co. Hwy. #12) thence turn an angle of 76° 30' to the right along said right-of-way line for a distance of 68.63 feet; thence turn an angle of 103° 30' to the right for a distance of 208.49 feet to the South line of the above said 1/4-1/4; thence turn an angle of 95° 00' to the right along said South line for a distance of 67.0 feet to the point of beginning. ALSO a strip of land lying on the East side of the above described property being 12.0 feet on the South side and running to the Southerly right-of-way line of the above said Smokey Road, and being more particularly described as follows: Commence at the Southwest corner of the Southeast quarter of the Southwest quarter, Section 14, Township 21, Range 3 West and run thence North 89° East 146 feet to the East right-of-way line of the Siluria-Montevallo Highway; thence continue Easterly along the South Boundary of said 1/4-1/4 section 661 feet more or less to the point of beginning, being the Southeast corner of above described lot; thence continue in the same direction Easterly a distance of 12 feet to a point; thence turn an angle of 95° left and run in a Northerly direction approximately 210 feet to the South boundary of the right-of-way of Smokey Road; thence turn left and run along the South boundary of said right-of-way of Smokey Road a distance of 12 feet, more or less, to the Northeast corner of the above described lot; thence run South a distance of 210 feet to the point of beginning. Subject to all easements, restrictions and right of ways of record.

BOOK 303 PAGE 572

The Grantees herein expressly agree to assume and pay that certain mortgage heretofore executed by Roger Dale Burnette and wife, Cheryl Burnette to Jackson Company as recorded in Volume 343, Page 605, in the Probate Office of Shelby County, Alabama, and transferred to City Federal Savings & Loan Association as recorded in Misc. Record 10, Page 572, in said Probate Office.

closed simultaneously herewith

\$2,593.30 of the consideration recited above was from the proceeds of a second mortgage loan/ 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:

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 and seal, this 28th day of January, 19 77.

WITNESS:

\_\_\_\_\_

Roger Burnette  
Roger Dale Burnette  
Cheryl Burnette  
Cheryl Burnette



ROBERT E. CARTER, ATTORNEY  
1312 - 22ND STREET, SOUTH  
BIRMINGHAM, ALABAMA 35205

RETURN TO

Roger Dale Burnette and wife,

Cheryl Burnette

TO

Charles F. Carden and wife,

Mary L. Carden

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

This form furnished by  
**ALABAMA TITLE COMPANY, INC.**  
Agents for

LOUISVILLE TITLE INSURANCE CO.  
615 No. 21st Street  
Birmingham, Alabama 35203

LOUISVILLE TITLE INSURANCE  
COMPANY  
P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201

19770131000008990 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
01/31/1977 12:00:00AM FILED/CERT

State of ALABAMA  
JEFFERSON COUNTY

General Acknowledgment

I, \_\_\_\_\_, a Notary Public in and for said County, in said State,  
hereby certify that Roger Dale Burnette and wife, Cheryl Burnette  
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 28th day of January A. D., 19 77

*Donna D. Ingram*  
Notary Public

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FILED  
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INSTRUMENT VAC  
13 MAR 1977

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300  
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State of \_\_\_\_\_  
\_\_\_\_\_ COUNTY

General Acknowledgment

I, \_\_\_\_\_, a Notary Public in and for said County, in said State,  
hereby certify that \_\_\_\_\_  
whose name \_\_\_\_\_ signed to the foregoing conveyance, and who \_\_\_\_\_ known to me, acknowledged before  
me on this day, that, being informed of the contents of the conveyance \_\_\_\_\_ executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_ A. D., 19 \_\_\_\_\_

Notary Public

State of \_\_\_\_\_  
\_\_\_\_\_ COUNTY

Corporation Acknowledgment

I, \_\_\_\_\_, a Notary Public in and for said County in said State,  
hereby certify that \_\_\_\_\_  
whose name as \_\_\_\_\_ of \_\_\_\_\_  
a Corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this  
day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed  
the same voluntarily for and as the act of said corporation.

Given under my hand, this the \_\_\_\_\_ day of \_\_\_\_\_ 19 \_\_\_\_\_

Notary Public