



19800701000072120 Pg 1/2 .00
Shelby Cnty Judge of Probate,AL
07/01/1980 00:00:00 FILED/CERTIFIED

This instrument was prepared by

(Name) Jack g. Davis, Attorney

No title search made

(Address) 515 Frank Nelson Building; Birmingham, AL 35203

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Thousand Eight Hundred Thirty Four & 20/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Jerry L. Cochran, a divorced individual from Mary Cochran, and Mary Cochra,
the divorced spouse of Jerry L. Cochran.
(herein referred to as grantors) do grant, bargain, sell and convey unto

Gene Boshell and wife, Gail Boshell

(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:

Parcel of land. Twelve acres more or less with dwelling. Begin at NE
Corner of NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 17, Township 21, Range 3, run thence West
along the North boundary of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$ a distance of 420.0 feet for
Point of Beginning, turn left an angle of 91°47'15" a distance of 903.0
feet to a point 420.0 feet North of the South boundary of said NW $\frac{1}{4}$ of
NW $\frac{1}{4}$, turn right an angle of 91°51' and run West parallel to said South
boundary a distance of 275.08 feet to a point 630.0 feet East of the West
boundary of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$, turn right an angle of 88°04'15" and run
North parallel to said West boundary a distance of 420.00 feet, turn left
an angle of 88°04'15" a distance of 630.0 feet to said West boundary, turn
right an angle of 88°04'15" along said West boundary a distance of 481.75
feet to Northwest Corner of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$, turn right an angle of 91°52'
along the aforesaid North boundary of NW $\frac{1}{4}$ of NW $\frac{1}{4}$ a distance of 906.25
feet to Point of Beginning; being in NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 17, Township 21,
Range 3, Shelby County, Alabama.

Grantees agree to assume that mortgage currently on the property in the
amount of approximately \$36,090.00 and recorded at Book 354, Page 243-
844, Probate Court, Shelby County Courthouse, Shelby County, Alabama.

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, I have hereunto set my hand(s) and seal(s), this 16th
day of June, 1980.

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, Billie Jean Wallace

, a Notary Public in and for said County, in said State,
hereby certify that Jerry Cochran
whose name 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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 16th day of June A. D., 1980.

Billie Jean Wallace

Notary Public.

* 1 Book 245-A

STATE OF ARKANSAS)

Sebastian COUNTY)

I, June L. Lister, a Notary Public in
and for said County, in said State, hereby certify that Walter R. Lister
Lister whose name 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
executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of
June A.D., 1980.

My commission expires Feb. 20, 1984

NOTARY PUBLIC

1980 JUL -1 PM 12:26

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Shelby County, Alabama
JUDGE OF PROBATE

Deed 6.00
Rec. 3.00
Index 1.00
10.00

BOOK 327 PAGE 321

RETURN TO

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM
LAND TITLE COMPANY OF ALABAMA
317 NORTH 20th STREET
BIRMINGHAM, ALABAMA 35203