

This instrument was prepared by Harrison, Conwill, Harrison & Justice
Attorneys at Law
P.O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

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

That in consideration of One Dollar and no/100 Dollars to the under-
signed grantor in hand paid by the Grantees herein, the receipt where-
of is acknowledged, I, WILLIE A. RUTHERFORD, a divorced woman, (herein
referred to as grantor) do grant, bargain, sell and convey unto JOHNNY
C. PURSER and wife, ANGELA YOUNG PURSER, (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 con-
tingent remainder and right of reversion, the following described
real estate situated in Shelby County, Alabama, to-wit:

PARCEL I: Begin at the SE corner of the SE 1/4 of the NW 1/4
of Section 36, Township 20 South, Range 3 West, and run
Northerly along the East side of the said quarter for
930.64 feet to the point of beginning (said point being a
1" ø iron pin at a fence corner); then turn an angle of
119 degrees 07 minutes 06 seconds to the left and run
Southwesterly for 339.29 feet to the NW corner of that
land described in Deed Book 239, Page 431 (Shelby County
Probate Office); then turn an angle of 149 degrees 51
minutes 08 seconds to the left and run Easterly along the
North side of that land described in Deed Book 239, Page
431 for 296.45 feet to a point on the East side of the
SE 1/4 of the NW 1/4 of Section 36; then turn an angle of 91
degrees 01 minutes 46 seconds to the left and run Northerly
for 170.43 feet back to the point of beginning. The above
described land contains .579 acres.
Situating in Shelby County, Alabama.

PARCEL II; Begin at the SE corner of the SE 1/4 of the NW 1/4
of Section 36, Township 20 South, Range 3 West and run
Northerly along the East side of the said 1/4-1/4 for 13.83
feet; then turn an angle of 88 degrees 41 minutes 58
seconds to the left and run Westerly for 389.24 feet to
the point of beginning; then continue along the last
described course for 517.61 feet; then turn an angle of
128 degrees 40 minutes 06 seconds to the right and run
Northeasterly for 955.46 feet to the NW corner of the
land described in Deed Book 239, Page 431 (Shelby County
Probate Office); then turn an angle of 140 degrees 15
minutes 12 seconds to the right and run Southerly along
the West side of the land described in Deed Book 239,
Page 431 for 295.17 feet to the SW corner of the said land;
then turn an angle of 88 degrees 58 minutes 14 seconds to
the left and run Easterly along the South side of said land

See release of Purser. 2/20/80

WILLIE A. RUTHERFORD

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(Deed Book 239, Page 431) for 95.17 feet; then turn an angle of 88 degrees 43 minutes 58 seconds to the right and run Southerly along the West side of the land described in Deed Book 239, Page 731 (Shelby County Probate Office) for 297.06 feet; then turn an angle of 91 degrees 18 minutes 58 seconds to the right and run Westerly along the North side of that land described in Deed Book 239, Page 731 for 190.46 feet; then turn an angle of 91 degrees 18 minutes 58 seconds to the left and run Southerly along the West side of that land described in Deed Book 239, Page 731 for 154.03 feet back to the point of beginning. The above described land contains 5.554 acres. Situated in Shelby County, Alabama.

Mineral and mining rights excepted.

This deed is given to correct the erroneous spelling of the grantees name in that certain deed recorded in Deed Book 329, Page 585, in the Probate Office of Shelby County, Alabama.

Grantor reserves the right to maintain, during her lifetime, the lake a portion of which is located on the above described property. Grantor further reserves to herself the right to fish said lake and the right to grant permission to other individuals to fish on said lake. This reservation and easement are personal to WILLIE A. RUTHERFORD, and cease to exist upon the death of said Willie A. Rutherford, and also would cease to exist and have no effect in the event the said Willie A. Rutherford conveys or sells her interest in the adjacent property, upon which is situated the remainder of said lake.

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 do for myself and for my heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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 and seals, this 16th day of November, 1980.

Willie A. Rutherford (SEAL)
Willie A. Rutherford

STATE OF ALABAMA)
SHELBY COUNTY)

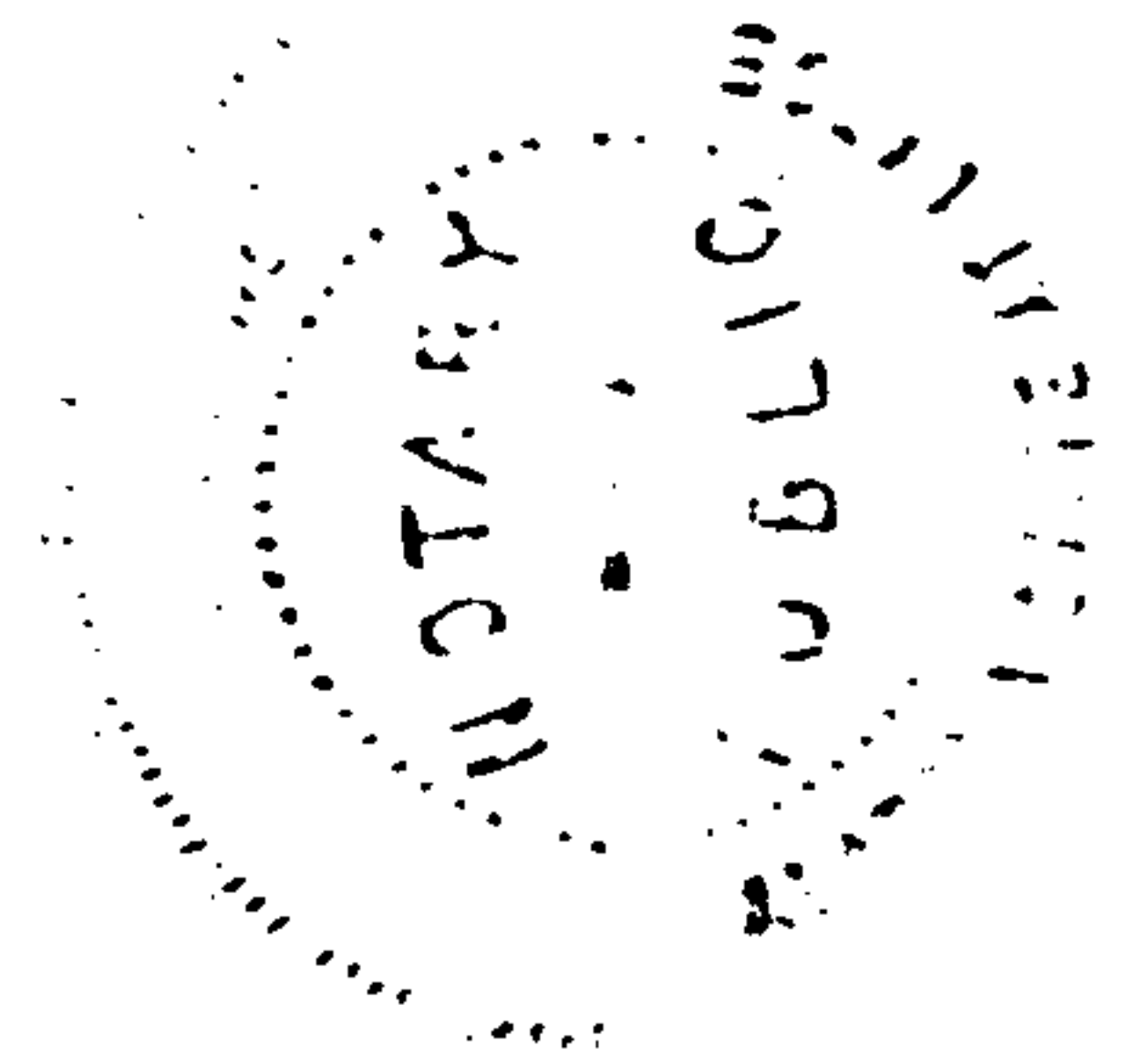
General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Willie A. Rutherford, a divorced woman, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of November, 1980.

Eva D. Moorey
Notary Public

My Commission expires: 11-28-81



STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 DEC -1 PM 1:56

Corrected
Thomas A. Snowles, Jr.
JUDGE OF PROBATE

Rec. 4.50
Inv. 1.00
5.50

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