

This instrument prepared by

(Name) W. Gray Jones
First Bank of Alabaster
(Address) Alabaster, Alabama



Cahaba Title, Inc.

Highway 31 South at Valleydale Road
P O Box 689
Pelham, Alabama 35124
Telephone 988-5500



AGENT FOR

ST. PAUL TITLE

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of - ONE AND NO/100 - DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Danny Lee Box and wife Kathy Ruth Box

(herein referred to as grantors) do grant, bargain, sell and convey unto
✓ Kenneth Larry Box and wife Mary Louise Box and daughter Tammy A. Box

(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:

A parcel of land situated in the Southwest quarter of the Southwest quarter of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northwest Corner of said quarter-quarter Section; thence East along the North line thereof a distance of 434.00 feet; thence 42 degrees 49 minutes right in a Southeasterly direction 245.61 feet to the Point of Beginning; thence continue in same direction 174.23 feet; thence an angle 81 degrees, 36 minutes left and run North-easterly 125.34 feet; thence 95 degrees, 28 minutes, 51 seconds left and run Northwesterly 185.07 feet; thence 89 degrees, 36 minutes, 47 seconds left and run Southwesterly 133.63 feet to the Point of Beginning. Tract contains 23,262 square feet.

It is agreed and understood that in the event that Kenneth Larry Box and wife Mary Louise Box and daughter Tammy A. Box should sell or otherwise transfer ownership of this property Danny Lee Box will be given the right of purchase before the property is offered to others.

It is also agreed and understood that this property will not be sold or ownership transferred during the lifetime of both parents of Danny Lee Box and Kenneth Larry Box, namely Houston Box and Betty J. Box.

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 8th day of March, 1982

WITNESS:

(Seal)

Danny Lee Box (Seal)

(Seal)

Kathy Ruth Box (Seal)

(Seal)

Kathy Ruth Box (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

The undersigned

I, Danny Lee Box and wife Kathy Ruth Box, a Notary Public in and for said County, in said State, hereby certify that 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 8th day of March, A. D., 1982

Form ALA-31

RE 3 Box 787

My Comm. expires

Margaret J. Jones
Notary Public.

STATE OF ALABAMA
SHELBY COUNTY

I, William J. Finley, a Land Surveyor of Alabama, hereby certify that the above is a true and correct plat or map of property shown and described hereon.

According to my survey this the 3rd day of March, 1982.

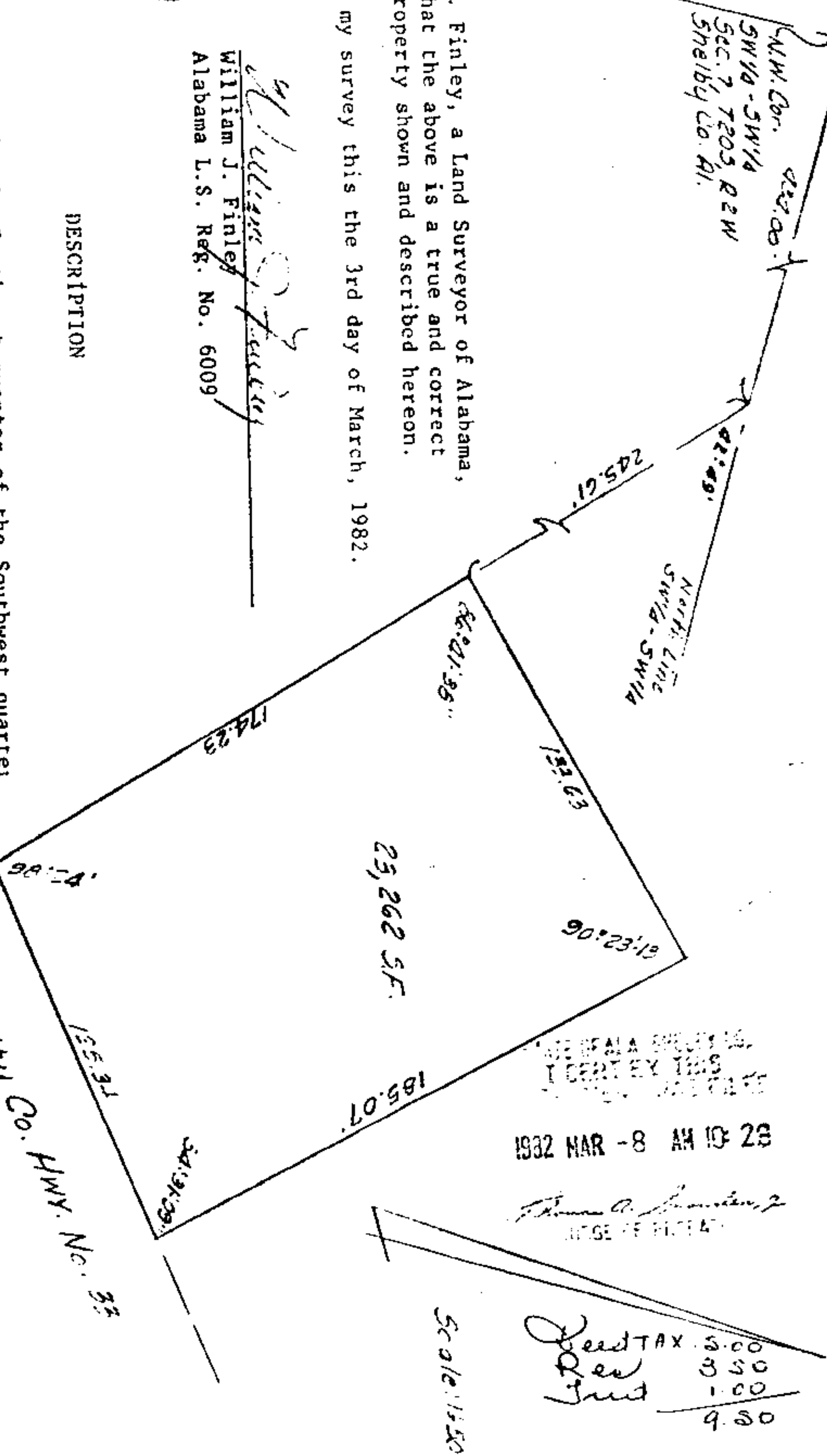


William J. Finley
William J. Finley
Alabama L.S. Reg. No. 6009

DESCRIPTION

A parcel of land situated in the Southwest quarter of the Southwest quarter of Section 7, Township 20 South, Range 2 West, Shelby County, Alabama, more particularly described as follows: Commence at the Northwest Corner of said quarter-quarter Section; thence East along the North line thereof a distance of 434.00 feet; thence 42 degrees 49 minutes right in a Southeasterly direction 24561 feet to the Point of Beginning; thence continue in same direction 174.23 feet; thence an angle 81 degrees, 36 minutes left and run Northeasterly 125.34 feet; thence 95 degrees, 28 minutes, 51 seconds left and run Northeasterly 185.07 feet; thence 89 degrees, 36 minutes, 47 seconds left and run Southwesterly 133.63 feet to the Point of Beginning. Tract contains 23,262 square feet.

Shelby Co. HWY. No. 33



Deed TAX	5.00
Deed	3.50
Int	1.00
	<u>9.50</u>

"This is to certify that I have consulted the Federal Flood Hazard Maps (or U.S. Department of the Interior Geological Survey Map) and found that the above described property is not located in a special flood hazard area."