

This Instrument Was Prepared By:
DANIEL M. SPITLER
Attorney at Law
108 Chandalar Drive
Pelham, Alabama 35124

MAIL TAX NOTICE TO:

2657 Chandalar Dr.
Pelham, AL. 35124
Calvin D. Cooper

174

QUITCLAIM DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN AND NO/100 DOLLARS (\$10.00) to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, the undersigned hereby releases, quitclaims, grants, bargains, sells and conveys unto

✓ DORTHY M. COOPER and husband, CALVIN D. COOPER

(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:

An irregular piece of land located in Chandalar South, 2nd Sector, as recorded in Map Book 6, Page 12, in the Probate Office of Shelby County, Alabama, being bound by lots 98, 99, 100, 102, 103, 95, 96 and 97, and Chandaway Drive, more particularly described as follows: Start on the SE corner of said lot 98, also being adjacent to Chandaway Drive, and go Northwesterly 273 feet, thence turn an angle to the right and go Northeasterly 220.66 feet, thence turn an angle to the right and go southerly 95 feet to a point, thence southerly 76.09 feet to a point, thence southerly 100.33 feet to a point thence Southeasterly 148 feet to a point on the Chandaway Drive right of way, thence turn and run in a Southwesterly direction along the said right of way 30 feet to the point of beginning.

Parcel I. D. No. 13-01-01-4-002.44
Subject to all easements and restrictions of record.

BOOK 040 PAGE 51

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.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 4th day of September, 1985.

W. M. HUMPHRIES DEVELOPMENT CO., INC.

Deed TAX. 50
Rec 2.50
Jud 1.00
4.00

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT IS FILED
1985 SEP -4 PM 12:52

By: [Signature] (SEAL)
William M. Humphries, President

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William M. Humphries whose name as President of W. M. Humphries Development Co., Inc., 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, on the day the same bears date.

Given under my hand and official seal this 4th day of September, 1985.

(NOTARIAL SEAL)

[Signature]
Notary Public

My Commission Expires: January 25, 1986