

This form furnished by:

Cahaba Title, Inc.

Eastern Office (205) 833-1571
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This instrument was prepared by:

(Name) Ernest V. Hammett
(Address) 3473 Indian Lake Way
Helena, AL 35080

1150
Send Tax Notice to:

(Name) Ernest V. Hammett
(Address) 3473 Indian Lake Way
Helena, AL 35080

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby

COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

One Thousand Dollars

That in consideration of _____ DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

David E. Hammett and Sharon N. Hammett

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

Ernest V. Hammett and Wife, Margaret E. Hammett

(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 _____ County, Alabama to-wit:

Commence at the N.E. corner of the S.W. 1/4 of the N.W. 1/4 of Section 36, Township 19 south, Range 3 west, Shelby County, Alabama, and run thence westerly along the north line of said quarter-quarter section a distance of 30.0' to a point on the west margin of a public road and the point of beginning of the property being described, Thence turn a deflection angle of 89° 17' 56" to the right and run northerly along said margin of said road a distance of 31.43' to a point at the southwesterly intersection of two public roads, Thence turn a deflection angle of 125° 13' 00" to the left and run southwesterly along the southerly margin of a graveled surface public road a distance of 220.59' to a point, Thence turn a deflection angle of 90° 00' 00" to the left and run southeasterly a distance of 100.00' to a point, Thence turn a deflection angle of 90° 00' 00" to the left and run northeasterly a distance of 150.00' to a point on the same said westerly margin of the same said public road, Thence turn a deflection angle of 54° 47' 00" to the left and run northerly along said margin of said road a distance of 90.97' to the point of beginning, containing 18,529.5 square feet or 0.425 of an acre and subject to all agreements, easements and restrictions of probated record or applicable law.

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 for 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 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 1st day of May, 1989.

WITNESS

1. Notary Fee 1.00

2. Mfg. Tax _____

3. Recording Fee 2.50

4. Indexing Fee 2.00

TOTAL 5.50

89 MAY 30 AM 8:19

STATE OF ALABAMA

Shelby COUNTY

} General Acknowledgment

I, Joe L. Harrell, a Notary Public in and for said County, in said State, hereby certify that David E. Hammett and Sharon N. Hammett 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 1st day of May, A.D., 1989.

10/31/91

My Commission Expires:

Notary Public