

This instrument was prepared by:

Send Tax Notice to:

✓ Jack G. Paden  
Attorney-at-Law  
310 19th Street, North  
Bessemer, Alabama 35020

Mr. and Mrs. Harry Durham  
Number Five Lakeview Estates  
Hueytown, Alabama 35023

STATE OF ALABAMA )

JEFFERSON COUNTY )

**WARRANTY DEED**  
**JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the payment of Thirty Thousand and 00/100 (\$30,000.00) Dollars to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, John E. Schleder and Wife, Ann Schleder, (herein referred to as Grantors) do grant, bargain, sell and convey unto Harry L. Durham and Wife, Lois S. Durham, (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 tract of land situated in the SW 1/4 of the SW 1/4, of Section 28, Township 20 South, Range 4 West and in the NW 1/4 of the NW 1/4 of Section 33, Township 20 South, Range 4 West, described as follows: Commence at the Southwest corner of the SW 1/4 of SW 1/4 of Section 28, Township 20 South, Range 4 West; thence North 3 deg. 08 1/2 min. East along the West line of said 1/4-1/4 Section a distance of 382.94 feet; thence North 62 deg. 00 min. 30 sec. East a distance of 22.38 feet to the point of beginning; thence continue North 62 deg. 00 min. 30 sec. East a distance of 70.89 feet; thence South 16 deg. 54 min. East a distance of 808.14 feet to the North right of way line of Shades Crest Road; thence South 63 deg. 57 1/2 min. West along said right of way line of road a distance of 170.00 feet; thence North 9 deg. 42 min. West a distance of 826.45 feet to the point of beginning; being situated in Shelby County, Alabama.

**SUBJECT TO:** Payment of 1995 Ad Valorem taxes, not yet due and payable.

04/27/1995-10986  
11:55 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 NCD 43.50

Restrictions, covenants and conditions as set out in instrument(s) recorded in Deed Book 300, Page 62, Deed Book 243, Page 516, and Deed Book 278, Page 321, in the Probate Office.


Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 238, Page 78, in the Probate Office.


This conveyance does not constitute the homestead of the Grantors.

**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 we do for ourselves and for our heirs, executors, and administrators covenant with said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 hands and seals this 21st day of April, 1995.

  
\_\_\_\_\_  
John E. Schleder

  
\_\_\_\_\_  
Ann Schleder

**STATE OF ALABAMA )**

**JEFFERSON COUNTY )**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that John E. Schleder and Wife, Ann Schleder, 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 21<sup>st</sup> day of April, 1995.

5-28-98  
My commission expires:

Shannon Berg  
Notary Public

Inst # 1995-10986

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