

State of Alabama

SHELBY COUNTY

Know All Men By These Presents,

That in consideration of other valuable consideration and One and No/100's (\$1.00) dollars to ~~that in consideration of~~ the undersigned grantors Percy E. Lee, Jr., and wife, ~~xxxxDOLLARSxxx~~ Helen H. Lee, and Eilee Lee, a widow, and in consideration of other valuable consideration and seven hundred fifty and No/100's (\$750.00) dollars to the undersigned grantors Ned Cary and wife, Hilda Cary. . . . .  
 acknowledged we, the said Percy E. Lee, Jr., and wife, Helen H. Lee; Eilee Lee, a widow; and Ned Cary and wife, Hilda Cary, (herein referred to as grantors) do grant, bargain, sell and convey unto James M. Lee and wife, Betty Jo Lee,

(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:

The southeast quarter of the northwest quarter of Section 14, Township 22 South, Range 3 West. Also, the northeast quarter of the southwest quarter of Section 14, Township 22 South, Range 3 West, LESS AND EXCEPT seven acres more or less situated in the southeast corner of said forty acres formerly known as the "John Black House Place" and being more particularly described in the deed to A. E. Hamm from Paul and Pauline Rogan dated December 1, 1953, and recorded at page 454 of Deed Book 163, Office of Judge of Probate, Shelby County, Alabama; ALSO LESS AND EXCEPT that part of that certain tract which Ned Cary and wife contracted to sell A. E. Hamm and wife on July 3, 1959, which lies within said forty acres, said tract being more particularly described at pages 411 and 412 of Deed Book 202, Office of Judge of Probate of Shelby County, Alabama; ALSO LESS AND EXCEPT that part of the following described property which lies within said forty acres: Begin at the southwest corner of the southeast quarter of the southwest quarter of said Section 14, Township 22 South, Range 3 West, and run North 1 deg. west 907.0 feet to the point of beginning; thence run south 50 deg. east 251.35 feet to a point on the northwest right of way of the new Spring Creek County Highway; thence run in a northeasterly direction along the northwest right of way of said highway as follows--north 42 deg. 44 min. east a distance of 300.81 feet to the PT of a curve whose radius is 3, 780 feet; thence north 40 deg. 39 min. east a distance of 391.37 feet to a point on said curve where said curve intersects the south line of A. E. Hamm property; thence north 87 deg. 00 min. west along said south line of A. E. Hamm property a distance of 144.18 feet; thence north 42 deg. 45 min. west 794.6 feet to the south bank of Spring Creek; thence in a southwesterly direction along the south bank of Spring Creek, as follows-- south 32 deg. 15 min. west 137.7 feet; thence south 42 deg. 25 min. west 209.6 feet; thence, leaving the said creek, south 20 deg. east 720 feet to the point of beginning.

Excepted from this conveyance are right of way for any public road or other visible easement. The grantors herein warrant that they, together with the grantees herein, James M. Lee and wife, Betty Jo Lee, own the total interests in the above designated property, and the said grantors, by this deed, intend to convey their respective undivided interests to the said grantees.

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 ~~xx~~(we) do, for ~~myself~~(ourselves) and for ~~my~~(our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~xxxx~~(we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

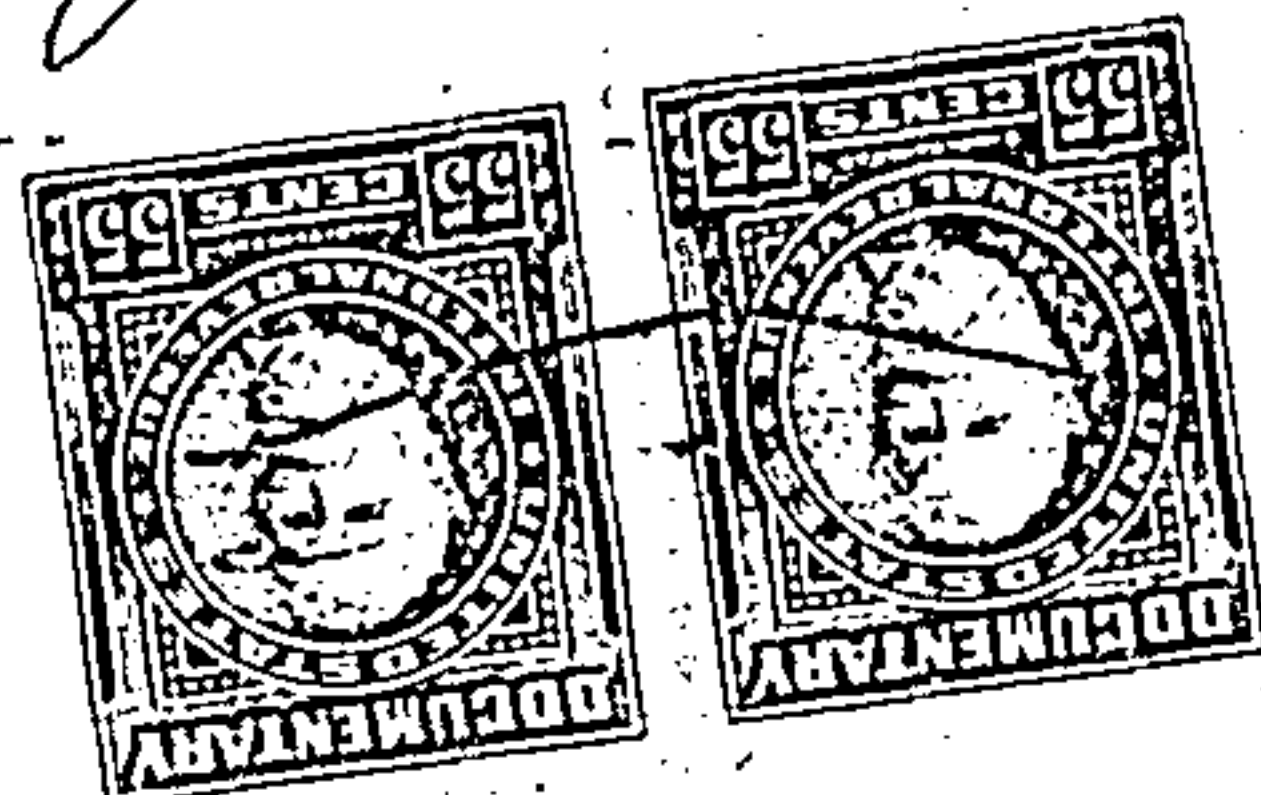
that ~~xx~~(we) have a good right to sell and convey the same as aforesaid; that ~~xx~~(we) will and ~~my~~(our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seal, this 20<sup>th</sup> day of February, 1960.

WITNESS:

Alice Wells Harvey

Percy E. Lee Jr. (SEAL)  
Helen H. Lee (SEAL)  
Eilee Lee (SEAL)  
Ned Cary (SEAL)  
Hilda Cary (SEAL)





RETURN TO

*Alvin*

TO

# WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR

STATE OF ALABAMA }  
SHELBY COUNTY }

I, Conrad M. Fowler, Judge of Probate hereby  
certify that the within 111-111 was  
filed in this office for record the 23 day  
of Feb at 11:00 o'clock, M.  
and recorded in 111-111 Record 355  
page 355 and examined 111-111  
and the Mortgage Tax of \$ 1.00  
Deed Tax of \$ 1.00 has been paid.

Judge of Probate

Fee \$ 1.00

THIS FORM FROM  
LAWYERS TITLE INSURANCE CORP.  
Title Insurance  
BIRMINGHAM, ALA.

B.A. 102-7-51-JM

State of ALABAMA

*Marshall* ~~SHELBY~~ COUNTY

I, Alice Wells Harvey, a Notary Public in and for said County, in said State,  
hereby certify that Percy E. Lee, Jr., and wife, Helen H. Lee,  
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 20 day of February A. D., 19 60.

Alice Wells Harvey  
Notary Public.

State of

COUNTY

Separate Acknowledgement by Wife

I, \_\_\_\_\_, a Notary Public in and for said County, in said State, hereby  
certify that on the date hereof, came before me the within named \_\_\_\_\_  
who is known to me to be the wife of the within named \_\_\_\_\_  
who, being examined separate and apart from the husband, touching her signature to the within  
conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she  
signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on  
the part of the husband.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_

Notary Public.

STATE OF ALABAMA  
SHELBY COUNTY

I, Elsie L. Kendrick, a Notary Public in and for said County, in said  
State, hereby certify that Eilee Lee, a widow, 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 this conveyance, she executed the same voluntarily on the day the same bears date.  
Given under my hand and official seal this 20 day of February, 1960.

Elsie L. Kendrick As Notary Public

STATE OF ALABAMA

Shelby COUNTY

I, Elsie L. Kendrick, a Notary Public in and for said County, in said State,  
hereby certify that Ned Cary and wife, Hilda Cary, 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 this conveyance, they executed the same voluntarily on the day the same bears  
date. Given under my hand and official seal this 20 day of February, 1960.

Elsie L. Kendrick As Notary Public

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within 111-111 was filed  
for record in this office on the 23 day of Feb 1960 at 11:00 o'clock, and  
recorded in 111-111 Book 207 at page 355 on the 23 day of Feb 1960.  
Mortgage Tax \_\_\_\_\_ Deed Tax 1.00 has been paid.

Conrad M. Fowler