

State of Alabama

Jefferson

COUNTY

Know All Men By These Presents,

That in consideration of - - - - One hundred and no/100 - - - - - DOLLARS
and other valuable considerations
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is

acknowledged we, Mary W. Andrews and husband, M. Nat Andrews

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

Murray Cahill and wife, Ruth McDonald Cahill

(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 and Jefferson County, Alabama to-wit:

Part of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec. 8, Tp 19, South, Range 2, West, situate in Jefferson County, Alabama, together with part of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Sec. 17, Tp 19, South, Range 2, West, situate in Shelby County, Alabama, all more particularly described by metes and bounds as follows: Begin at the Southwest corner of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 8, Tp 19, South, Range 2, West, situated in Jefferson County, Alabama, and run thence Eastwardly along the South line thereof for a distance of 109.67 feet; thence turn an angle to the left of 104° and run Northwestwardly for a distance of 319.29 feet to a point in the right of way of a public road; thence turn an angle of 47° 11' to the right and run Northeastwardly along said right of way for a distance of 118.1 feet; thence turn an angle of 7° 35' to the left and run Northeastwardly along said right of way for a distance of 141.9 feet; thence turn an angle of 119° 31' to the right and run Southeastwardly for a distance of 1240 feet to a point in the center line of the Cahaba River, said point being the point of beginning of the tract here described; from the point of beginning thus obtained, turn an angle of 180° to the left from the last described course and run Northwestwardly for a distance of 1240 feet to a point in the right of way of said public road; thence turn an angle to the right of 60° 29' from the last mentioned course and run Northeastwardly along said right of way for a distance of 53.9 feet; thence turn an angle to the right of 24° 16' and run Northeastwardly for a distance of 227.7 feet; thence turn an angle to the right of 15° 03' and run Northeastwardly along said right of way for a distance of 222.3 feet; thence turn an angle to the right of 80° 23' and run Southeastwardly for a distance of 1620 feet to a point in the center line of Cahaba River; run thence in a Westwardly direction along said center line to the point of beginning. Except that part of the above described tract which is included within the right of way of the public road which bounds the same on its Northerly side, and except any part lying within the bounds of the Cahaba River. Also except minerals and mining rights.

As part consideration for this deed Grantee herein assumes the two mortgages executed by M. Nat Andrews and wife, Mary W. Andrews to George C. Acton, Jr., as Trustee, recorded in Mortgage Book 6108, Page 318 and 320 in the Probate Office of Jefferson County, Alabama, Principal balance of which is \$9,962.02.

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:

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 and seal, this 1st

day of December, 1961.

WITNESS:

Murray Cahill

Mary W. Andrews
M. Nat Andrews



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See me!

Murray Cahill
2015 Highland Avenue
Birmingham 5, Alabama

TO

WARRENTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

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

RECEIVED 7-31-61

State of Alabama }
Jefferson COUNTY

I, Boneida Hand, a Notary Public in and for said County, in said State,
hereby certify that Mary W. Andrews and M. Nat Andrews
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 December A. D., 19 61

Boneida Hand

Notary Public.

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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 .

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 12-6-61
RECORDED & \$ MTG. TAX
& \$6.00 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

Notary Public.