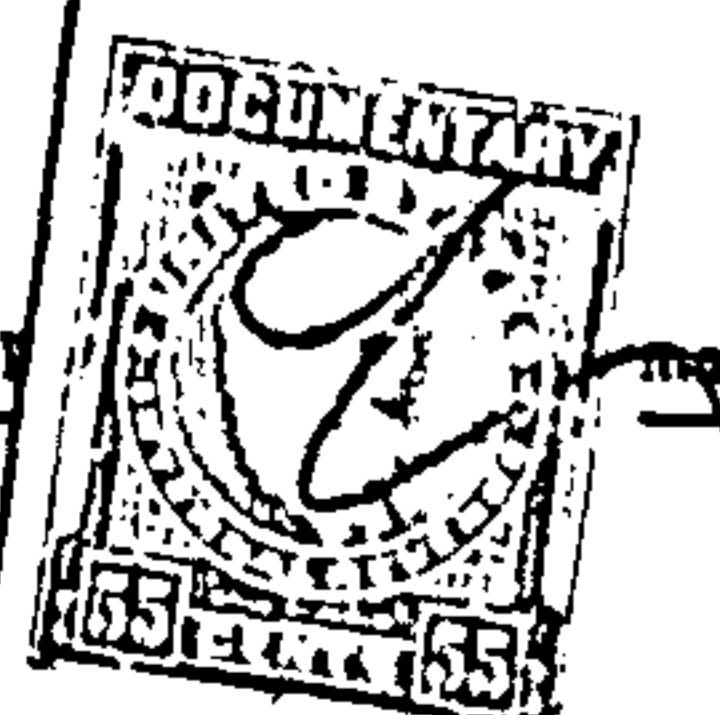


WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION.



STATE OF ALABAMA
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration ofFOUR HUNDRED AND NO/100----- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we, James T. Jones and wife Geraldine Jones

(herein referred to as grantors) do grant, bargain, sell and convey unto Ed Benson and wife Velma Benson

(herein referred to as GRANTEEES) 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 inShelby County, Alabama to-wit:

A part of the $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 1, Tp. 24 North, Range 15 East described as follows: To find the point of beginning start at the SW corner of said Section 1; thence Northeastwardly along a road as follows: North 75 deg. 45 min. East a distance of 391.7 feet to a point; thence North 30 deg. 15 min. East a distance of 198.3 feet to a point; thence North 38 deg. 06 min. East a distance of 290.7 feet to a point; thence North 42 deg. 34 Min. East a distance of 25 feet to a point; thence North 88 deg. 58 min. East a distance of 186 feet to a point; thence North 88 deg. 33 min. East a distance of 200.4 feet to a point which is the point of beginning; thence North 76 deg. 54 min. East a distance of 100 feet to a point; thence North 3 deg. 58 min. East a distance of 62.8 feet to a point; thence North 82 deg. 51 min. West a distance of 102 feet to a point; thence South 0 deg. 18 min. West 97.7 feet to point of beginning.

Also a part of the $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 1, Tp. 24 North, Range 15 East described as follows: To find the point of beginning start at the SW corner of said Section 1; thence Northeastwardly along a road as follows: North 75 deg. 45 min. East a distance of 391.7 feet to a point; thence North 30 deg. 15 min. East a distance of 198.3 feet to a point; thence North 38 deg. 06 min. East a distance of 290.7 feet to a point; thence North 42 deg. 34 min. East a distance of 25 feet to a point; thence North 88 deg. 58 min. East a distance of 186 feet to a point; thence North 88 deg. 33 min. East a distance of 200.4 feet to a point; thence North 76 deg. 54 min. East a distance of 100 feet to a point which is the point of beginning; thence North 83 deg. 58 min. East a distance of 100 feet to a point; thence North 0 deg. 21 min. West a distance of 85.3 feet to a point; thence South 70 deg. 46 min. West a distance of 100 feet to a point; thence South 3 deg. 58 min. West a distance of 62.8 feet to point of beginning

Subject to Existing rights of way and easements, and particularly the Alabama Power Company flood rights of 425 foot datum plane contour as recorded in "Final Record" Probate Office of Shelby County, Book 7 page 51.

TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, 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 said GRANTEEES, 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 12th day of September, 1963.

WITNESS:

W. W. Rabren *James T. Jones*
Geraldine T. Jones

STATE OF ALABAMA
SHELBY COUNTY

STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON JUN 22 1963
RECORDED & S. JUN 22 1963
8 S. DEED TAX HAS BEEN
PAID ON THIS INSTRUMENT.

11. General Acknowledgment
C. FROBART

STATE OF ALABAMA
SHELBY COUNTY }

227 34 I, W. W. Rabren, a Notary Public in and for said County, in said State, hereby certify that James T. Jones and wife Geraldine Jones, whose name is *W. W. Rabren*, 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 12th day of September, A. D., 1963.

W. W. Rabren
Notary Public.