

4840

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5690
571

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

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$2750.00 and other considerations - - - - - DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

V. H. Huey and wife, Lucile C. Huey

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

C. R. Warth and wife, Marylin B. Warth,

(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:

All that part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 15, Township 19 South, Range 2 West, Shelby County, Alabama., lying North and West of the County Road, more particularly described as follows: Begin at the Northeast Corner of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$, 15-19-2 West, thence West 1331.47 feet to Northwest Corner of said $\frac{1}{4}$ $\frac{1}{4}$ section; thence South 1336.55 feet to Southwest Corner of said $\frac{1}{4}$ $\frac{1}{4}$ section; thence East along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ section 403 feet, more or less, to center of County Road,; thence Northeasterly along the center of said County Road, 1272.4 feet, more or less, to East line of said $\frac{1}{4}$ $\frac{1}{4}$ section; thence North 486 feet to point of beginning, containing 31.01 acres, more or less. Mineral and Mining rights excepted.

Part of E $\frac{1}{2}$ of SW $\frac{1}{4}$, Section 15, Township 19 South, Range 2 West, Shelby County, Alabama. Begin at the Southwest corner of NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of 15-19-2 West, run North along the West line thereof for 957.84 feet; thence right 148° 33' and Southeasterly for 1191 feet to a point on the North line of a County Road; thence right 90 degrees and Southwesterly along the North line of said road for 556.1 feet; thence left 3°07' and Southwesterly along the North line of of said road for 178.44 feet to the West line of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said 15-19-2 West; thence right 124°34' and North along said West line for 449.56 feet to the point of beginning. Containing 10 acres, more or less. Mineral and mining rights excepted.

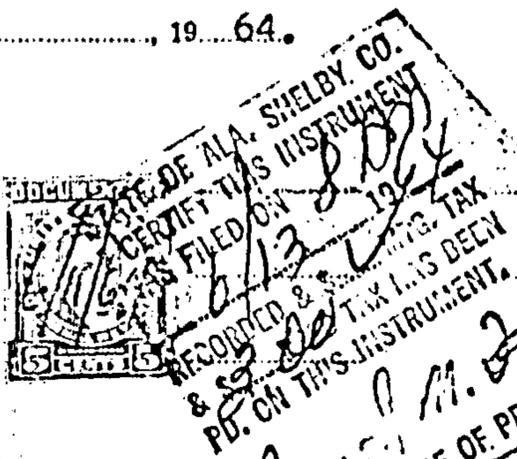


TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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, 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 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 8th day of June, 1964.

WITNESS:



V. H. Huey (Seal)
V. H. Huey (Seal)

Lucile C. Huey (Seal)
Lucile C. Huey (Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY }

I, *Mattie Jones*, a Notary Public in and for said County, in said State, hereby certify that V. H. Huey and wife, Lucile C. Huey 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 9 day of June, A. D., 1964.

Mattie Jones
Notary Public.

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Parcel "A":

Part of the east half of SW $\frac{1}{4}$, Section 15, Township 19 South, Range 2 West, Shelby County, Alabama, said part being more particularly described as follows:

Beginning at the southwest corner of the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 15, run north along the west line thereof for 957.84 feet, thence right 128 degrees 33 minutes and easterly for 1191 feet to a point on the north line of a road, thence right 90 degrees and southeasterly along the north line of said road for 555.1 feet, thence left 7 degrees 07 minutes and southwesterly along the north line of said road for 179.14 feet to the west line of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 15, thence right 124 degrees 34 minutes and north along said west line for 449.56 feet to the point of beginning, containing 10 acres, more or less.

Tract 1:

Part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 15, Township 19 South, Range 2 West, Shelby County, Alabama, said part being more particularly described as follows:

beginning at the northwest corner of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$, run east along the north line thereof for 1331.47 feet to the northeast corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section, thence south along the east line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$ for 486.0 feet to the center of a road, thence right 51 degrees 52 minutes and southwesterly along said road for 602.4 feet, thence right 84 degrees 31 minutes and northwesterly for 1221.0 feet to the point of beginning, containing 15.01 acres, more or less.

Tract 2:

Part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 15, Township 19 South, Range 2 West, Shelby County, Alabama, said part being more particularly described as follows:

Beginning at the southwest corner of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$, run north along the west line thereof to the northwest corner of said $\frac{1}{4}$ - $\frac{1}{4}$ section, thence right 135 degrees 29 minutes and southeasterly for 1221.0 feet to the center of a road, thence southwesterly along the centerline of said road to its intersection with the south line of said SW $\frac{1}{4}$ of SW $\frac{1}{4}$, thence west along said south line to the point of beginning, containing 15.2 acres, more or less.

Louis H. Wiggard
LOUIS WIGGARD, CIVIL ENGINEER
6-11-05

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON *6/13* 19*05*
RECORDED & \$...ING. TAX
& \$...DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.
Carroll M. Fowler
JUDGE OF PROBATE