

This instrument was prepared by

Wallace & Ellis, Attorneys

(Name).....

(Address).....Columbiana, Alabama

Form 1-13 Rev. 1-66

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 THIRTY-FIVE HUNDRED AD NO/100 (\$3500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Owen DeShazo and wife, Virginia DeShazo

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

Claude R. Krout and wife, Janice A. Krout

(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:

Part of NW $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 22, Township 19 South, Range 2 West, of Huntsville Principal Meridian, Shelby County, Alabama, being more particularly described as follows: Begin at Southwest corner of NW $\frac{1}{4}$  of NE $\frac{1}{4}$  of said Section 22; thence in Northerly direction along the West boundary of said Quarter-Quarter Section 847.32 feet; thence turning an angle of 106 deg. 00 min. to the right in Easterly direction 397.70 feet for point of beginning of a tract of land herein described; thence continuing in a straight line along last mentioned course in Northeasterly direction 552.10 feet; thence turning an angle of 98 deg. 47 min. to the right in Southwesterly direction 304.30 feet; thence turning an angle of 81 deg. 13 min. to the right in Westerly direction 357.00 feet to the point of intersection with boundary of a road right-of-way, said point being on the arc of a curve turning to the left in Northwesterly direction and having a radius of 108.91 feet on R/W, said arc being subtended by a central angle of 38 deg. 54 min. and having a chord of 72.53 feet in length, said chord forming an angle of 161 deg. 47 min. 30 sec. to the right from last mentioned course having a length of 357.00 feet; thence along said arc of said curve 79.36 feet to the point of intersection with a straight line tangent to said arc, said arc being the Northeast boundary of a road; thence turning an angle of 55 deg. 47 min. 30 sec. to the right from last mentioned chord having a length of 72.53 feet in Northerly direction 289.30 feet to point of beginning. Containing 3.337 acres, more or less.

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 11th

day of May, 1968.

STATE OF ALA. SHELBY CO.  
NOTARY PUBLIC  
WITNESS  
1968 MAY 11 PM 3:53  
REC. BK. & PAGE ASSIGNMENT ABOVE  
JUDGE OF REGISTRATION

(Seal)

(Seal)

(Seal)

Owen DeShazo

(Seal)

Virginia DeShazo

(Seal)

(Seal)

STATE OF ALABAMA  
SHELBY COUNTY

General Acknowledgment

the undersigned

hereby certify that Owen DeShazo and wife, Virginia DeShazo

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 11th day of May, A. D., 1968.

Janice Brasher

Notary Public.