

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

That in consideration of One Hundred and No/100----- DOLLARS  
And other good and valuable consideration  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is

acknowledged we, Ann C. Morgan Schleder and husband, Jack E. Schleder

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

Harold R. Walker and wife, Frances J. Walker

(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:

From the southwest corner of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 35, Township 20 South, Range 3 West  
run easterly along the south boundary line of said  $\frac{1}{4}$ - $\frac{1}{4}$  section for 342.6 feet; thence turn an  
angle of 70 degrees 33' 40" to the left and run northeasterly 192.0 feet; thence turn an angle  
of 02° 05' to the left and continue northeasterly 25.0 feet to the point of beginning of the  
land herein described; thence continue northeasterly along last said course for 150.0 feet;  
thence turn an angle of 84° 37' to the right and run southeasterly 230.11 feet, more or less,  
to a point on the West Right of Way line of the southbound L & N Railroad; thence turn an angle  
of 87° 00' 15" to the left and run northeasterly along the west R.O.W. line of said Railraod for  
256.01 feet; thence turn an angle of 88° 07' to the left and run northwesterly 268.36 feet to a  
point on the east bank of Buck Creek; thence turn an angle of 44° 14' to the left and run south-  
westerly up Buck Creek 287.8 feet; thence turn an angle of 33° 16' to the left and continue  
southwesterly up Buck Creek for 246.05 feet; thence turn an angle of 11° 32' to the left and  
continue southwesterly up Buck Creek for 49.0 feet; thence turn an angle of 101° 58' to the  
left and run southeasterly 320.0 feet, more or less, to the point of beginning. ALSO all that  
part of the S $\frac{1}{2}$  of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Sec. 35, Township 20 South, Range 3 West, that lies west  
of the west boundary line of the above described land and the center line of Buck Creek, making  
the west boundary line of the above described land the center line of Buck Creek. This land  
being a part of the S $\frac{1}{2}$  of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 35, Township 20 South, Range 3 West and  
being 4.0 acres, more or less.

Subject to easements and restrictions of record.

And as further consideration the Grantees hereof, hereby expressly assume and promise to pay  
that certain indebtedness secured by that certain mortgage in favor of Reese-King Mortgage  
Company, Inc., dated February 15, 1963, and recorded in Mortgage Book 281, Page 327 to 330, in  
the Probate Office of Shelby County, Alabama, according to the terms and conditions of said  
mortgage and the indebtedness secured thereby.

The aforesaid Grantor, Ann C. Morgan Schleder, is one and the same person as Ann C. Morgan,  
the record title owner of the above described property.

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: except as set out 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 and seals, this 19th  
day of February, 19 69 .

WITNESS:

Ann C. Morgan Schleder  
Ann C. Morgan Schleder  
Jack E. Schleder  
Jack E. Schleder



RETURN TO  
SPEER, ROBERTSON and JACKSON  
1630 City National Bank Bldg.  
Birmingham, Alabama 800K 255  
FMSF 819

WARRANTY DEED  
JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR

4.00  
115-  
811-

LOUISVILLE TITLE INSURANCE COMPANY  
P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201

1953 FEB 20 PM 1:03  
U.C. OFFICE NUMBER DR  
PAGE AS SHOWN ABOVE  
JUDGE OF PROBATE

State of ALABAMA }  
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ann C. Morgan Schleder and husband, Jack E. Schleder whose name 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 14 day of February A. D., 1959.  
Notary Public

State of }  
COUNTY }

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of A. D., 19  
Notary Public

State of }  
COUNTY }

Corporation Acknowledgment

I, a Notary Public in and for said County in said State, hereby certify that whose name as of a Corporation, 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 the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand, this the day of 19  
Notary Public