

This instrument was prepared by

1325

(Name) Matt Scalici

(Address) 2501 North 30th Avenue, Birmingham, Alabama

Form 1-1-5 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 One and No/100 (\$1.00) DOLLARS  
and love and affection

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

JAMES L. BROWNLEE III and wife, BEVERLY C. BROWNLEE

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

JAMES L. BROWNLEE III and BEVERLY C. BROWNLEE

(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:

Commencing at the Northeast corner of the NE 1/4 of SE 1/4, Section 34, Township 24 North, Range 15 East, run thence West 670 feet along the North boundary line of said forty to a point; run thence South parallel to the East line of said forty a distance of 301 feet to a 4 1/2" square concrete post; run thence South 87 1/2 degrees West 70 feet to the point of beginning of the lot herein conveyed; run thence South 16 degrees West 124 feet and 4" to a point; run thence South 87 degrees West 50 feet to a point; run thence North 22 degrees East 130 feet to a point; run thence North 87 1/2 degrees East 35 feet to the point of beginning.

Grantors also convey all of their right of ingress and egress over and across the strip of land situated between the South line of the above described lot, and the North side of Waxahatchee Creek, as is more particularly described in that certain conveyance from Winifred P. Williams, and husband, Stacy Williams, Jr., to the parties hereto, and also all of their right, title and interest in and to a plot of ground 6 ft. wide and 8 ft. long, situated in the SW corner of Lot 5, according to the Map of Benson's Camp, recorded in Map Book 4, Page 28, in the Probate Office of Shelby County, being a lot on which a well is located, and the said property more particularly described in that certain conveyance to the parties hereto which is referred to above.

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 26th day of January, 1968

WITNESS:

(Seal) (Seal) (Seal) (Seal)  
James L. Brownlee III  
Beverly C. Brownlee  
Beverly C. Brownlee

167  
BOOK 201 PAGE 167  
STATE OF ALABAMA  
SHELBY COUNTY }

General Acknowledgment

I, Matt Scalici, a Notary Public in and for said County, in said State, hereby certify that James L. Brownlee III and wife, Beverly C. Brownlee 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 26th day of January, A. D., 1968

Matt Scalici  
Notary Public.