

This instrument was prepared by

(Name) Wallace & Ellis, Attorneys

(Address) Columbiana, Alabama

Form 1-1-5 Rev. 1-56

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 DOLLAR & other good and valuable consideration

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

David F. Kirksey, a single man, and Douglas H. Kirksey, a single man,
(herein referred to as grantors) do grant, bargain, sell and convey unto

David H. Kirksey and wife, Jaunita W. Kirksey

(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:

The E $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$; AND ALSO: The NE diagonal one-half of the E $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$; AND ALSO: All that part of the NE diagonal one-half of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ lying northwest of Cahaba Valley Highway Right-of-Way; AND ALSO: The SW diagonal one-half of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$. All of the above situated in Section 31, Township 19 South, Range 2 West, Shelby County, Alabama.

EXCEPT: That there shall be excepted from this conveyance the following described tract: Begin at the NE corner of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 31, Township 19 South, Range 2 West; thence run South along the East line of said NE $\frac{1}{4}$ of SE $\frac{1}{4}$ a distance of 177.60 feet to the Center line tangent of the Cahaba Valley Road; thence in a Westerly direction and along the center line tangent of said road a distance of 455.33 feet; thence 85° 00' to the right a distance of 40.15 feet to the point of beginning, said point being on the line of a board fence; thence continue on the above described course and along said board fence a distance of 535.00 feet to the corner of said board fence; thence 89° 29' to the right and along wire fence 82.61 feet; thence 80° 31' to the left a distance of 738.25 feet; thence 93° 54' to the left a distance of 605.57 feet to a wire fence, said fence being an agreed division line between Robert Waites and Dave Kirksey; thence 85° 15' to the left and along the above said division line fence a distance of 470.70 feet; thence 18° 32' 50" to the left and along said division line fence a distance of 834.60 feet to the Northerly Right-of-Way of the Cahaba Valley Road; thence easterly and along the Right-of-Way of said Cahaba Valley Road a distance of 345.48 feet to the point of beginning. The tract thus described contains 14.1 acres, more or less.

Subject to easements to Alabama Power Company of record.

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 June day of 1968.

WITNESS:

W. J. Roberts (Seal)
J. L. J. (Seal)
J. L. J. (Seal)

David F. Kirksey (Seal)
Douglas H. Kirksey (Seal)

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STATE OF GEORGIA
COUNTY

General Acknowledgment

the undersigned David F. Kirksey and Douglas H. Kirksey, a Notary Public in and for said County, in said State, hereby certify that

those name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me this day, that, being informed of the contents of the conveyance they executed the same voluntarily the day the same bears date.

Given under my hand and official seal this 14th day of June A. D. 1968.

Notary Public, Georgia, State at Large
My Commission Expires Oct. 12, 1971