

This instrument was prepared by

(Name) HEAD AND HEAD, Attorneys at Law

(Address) Columbiana, Alabama

Form 1-16 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 THREE THOUSAND FIVE HUNDRED DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Auburn Law Kite, an unmarried man,

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

Lilius B. Rainey, Jr., and wife, Frances H. Rainey,

(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 Fraction "D" in Fractional Section 23, Township 22, Range 1 East in Shelby County, Alabama, that lies Southeast of the Fort Williams-Shrader Mills Road. More particularly described as follows: Begin near the Southwest corner of said Fraction "D" at the intersection of the Southeast line of said Fort Williams-Shrader Mills Road with the South line of Fraction "D"; thence East along the South line of said Fraction "D" to the Southeast corner of said Fraction "D"; thence North along the East line of said Fraction "D" to the Southeast line of said Fort Williams-Shrader Mills Road; thence in a Southerwesterly direction following the Southeast line of said Fort Williams-Shrader Mills Road, to the point of beginning, being a triangle in the Southeast corner of said Fraction "D" and containing 18 acres, more or less, LESS AND EXCEPT a parcel containing 1/2 acre, more or less, heretofore conveyed to Charles Smith and wife, Myrtice Smith, as shown by deed recorded in Deed Book 241 at page 227, Office of Judge of Probate of Shelby County, Alabama, and subject to transmission line permits and rights of way of record.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
1970 JUN 25 PM 4:07  
U.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE  
Carol M. Butler  
JUDGE OF PROBATE

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, I have hereunto set my hand(s) and seal(s), this 25th day of June, 1970

WITNESS:

(Seal)

Auburn Law Kite (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

the undersigned, a Notary Public in and for said County, in said State, hereby certify that Auburn Law Kite, an unmarried man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me this day, that, being informed of the contents of the conveyance he executed the same voluntarily the day the same bears date.

Given under my hand and official seal this 25th day of June, A. D., 1970

Notary Public.