

This instrument was prepared by

(Name) Karl C. Harrison

(Address) Columbiana, 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 Fifteen Thousand and no/100----- DOLLARS

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

Dean R. Upson and wife, Rose Wilson Upson

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

Harold N. Crider and Oma B. Crider

(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:

Commence at the southeast corner of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 4, Township 24 North, Range 13 East, thence run north along the east line a distance of 67.34 feet; thence turn an angle of 90 deg. 30 min. to the left and run a distance of 50.21 feet to the west R/O/W line of a County Highway; thence turn an angle of 90 deg 00 min. to the right and run along said R/O/W line a distance of 125.19 feet; thence turn an angle of 88 deg. 43 min. to the left and run a distance of 212.25 feet to the point of beginning; thence continue in the same direction a distance of 130.00 feet; thence turn an angle of 87 deg. 27 min. to the right and run a distance of 241.87 feet to the south R/O/W line of Alabama Highway No. 25; thence turn an angle of 92 deg. 33 min. to the right and run along said R/O/W line a distance of 130.0 feet; thence turn an angle of 87 deg. 27 min. to the right and run a distance of 241.87 feet to the point of beginning.

Also commence at the southeast corner of the N $\frac{1}{2}$ of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 4, Township 24 North, Range 13 East, thence run north along the east line of said Section a distance of 67.34 feet; thence turn an angle of 90 deg. 30 min. to the left and run a distance of 50.21 feet to the west R/O/W line of a paved county highway; thence turn an angle of 90 deg. 00 min. to the right and run along said R/O/W line a distance of 125.19 feet to the point of beginning; thence continue in the same direction along said R/O/W line a distance of 241.81 feet to the intersection of the west R/O/W line of said Highway and the south R/O/W line of Alabama Highway 25; thence turn an angle of 88 deg. 43 min. to the left and run along the south R/O/W line of Highway 25 a distance of 217.60 feet; thence turn an angle of 92 deg. 33 min. to the left and run a distance of 241.87 feet; thence turn an angle of 87 deg. 27 min. to the left and run a distance of 212.25 feet to the point of beginning.

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 19th

day of March, 1971

(Seal)
(Seal)
(Seal)

Dean R. Upson (Seal)
Rose Wilson Upson (Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

890X 263
762
I, Martha B. Jance, a Notary Public in and for said County, in said State, hereby certify that Dean R. Upson and wife, Rose Wilson Upson whose names 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 on the day the same bears date.

Given under my hand and official seal this 19th day of March, A. D., 1971

Martha B. Jance
Notary Public.