

This instrument was prepared by

(Name)

(Address)

Form 1-13 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 DOLLAR AND OTHER CONSIDERATIONS DOLLARS

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

Alna S. Holmes Mathers and husband, John F. Mathers

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

Paul P. Salter, Jr. and wife, Merle M. Salter

(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 following two parcels of land: (1) A parcel of land a portion of which is situated in the East $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 3, Township 22 South, Range 3 West and the remainder in the West $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 2, Township 22 South, Range 3 W and described as follows: Begin at the SW corner of said Section 2 and go N 89 degrees 13 minutes E along the S side of same 220.0 feet, thence N 1 degree 47 minutes W 1028.60 feet to point of beginning, thence continue in this line 600.0 feet, then N 68 degrees 45 minutes W 100.0 feet, thence N 61 degrees 41 minutes W 100.0 feet, thence N 82 degrees 14 minutes W 100.0 feet, thence W 100.0 feet, thence N 86 degrees 32 minutes W 100.0 feet, thence N 89 degrees 43 minutes W 200.0 feet, thence S 1 degree 47 minutes E 600.0 feet, thence S 81 degrees 17 minutes E 688.0 feet to point of beginning, containing 9.66 acres; (2) a parcel of land, a portion of which is situated in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ and the remainder in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 3 and forming an access corridor to and from above described tract and Shelby County Highway 22 and described as follows: A tract of land 50.0 feet in width and having a uniform width of 25.0 feet on each side of a center line described as follows: Begin at a point on the W side of the 9.66 acre tract, described heretofore ~~as the first tract described from the NW corner of said Section 3~~ such point being 180.0 feet S of the NW corner of such tract; thence N 61 degrees 00 minutes W 382.60 feet, thence N 4 degrees 24 minutes E 733.65 feet, thence N 70 degrees 50 minutes E 197.07 feet, thence N 28 degrees 28 minutes E 614.90 feet, thence N 18 degrees 04 minutes W 79.40 feet to SE border Highway 22 and containing 2.3 acres.

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

day of June, 1971

STATE OF ALABAMA
SHELBY COUNTY
WITNESSES
JUL 30 1971
U.C.C. FILE NO. 200-000
REC. BK. 2 PAGE 40 SHELBY COUNTY
C. J. Salter
JUDGE OF PROBATE

Alna S. Holmes Mathers (Seal)
Alna S. Holmes Mathers

John F. Mathers (Seal)
John F. Mathers

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alna S. Holmes Mathers and husband, John F. Mathers 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 7th day of June, A. D., 1971

Walter B. Jones
Notary Public.



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Shelby Cnty Judge of Probate, AL
06/30/1971 12:00:00 AM FILED/CERT