

This instrument was prepared by

(Name) WALLACE & ELLIS, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-7 Rev. 1-66

CORPORATION FORM WARRANTY DFED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

COUNTY OF

SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN AND NO/100 DOLLARS

to the undersigned grantor,

BORINQUEN FARM, INC.

a corporation,

(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

William B. Surface and wife, June C. Surface

(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:

A parcel of land situated part in the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 21 and part in the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 22, Township 22 South, Range 3 West, described as follows: Begin at the NE corner of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 21 and go along the North boundary of said $\frac{1}{4}$ Section South 89 deg. 49' West a distance of 150.00 feet to the East boundary of Comanche Road; thence South 2 deg. 24' East along the East boundary 131.39 feet to the point of beginning; thence continue along this line 238.99 feet; thence North 87 deg. 36' East a distance of 322.00 feet; thence North 1 deg. 22' West a distance of 282.38 feet to the South boundary of Davila Drive; thence South 84 deg. 06' West along this South boundary 304.04 feet to the beginning of a curve turning to the left, said curve having a central angle of 86 deg. 30', a radius of 25.0 feet and subtended by a cord bearing South 40 deg. 51' West a distance of 32.70 feet; thence along this curve 37.52 feet to point of beginning.



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Shelby Cnty Judge of Probate, AL
07/02/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
1971 JUL -2 PM 3:52
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
CONFIRMATION
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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 2 day of July 19 71

ATTEST:

BORINQUEN FARM, INC.

June C. Surface
Secretary

By William B. Surface
President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned
State, hereby certify that William B. Surface
whose name as President of
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 2 day of July 19 71.

Nancy K. Brasher
Notary Public

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