

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



19720703000032880 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/03/1972 12:00:00 AM FILED/CERT

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and the Grantees agreeing to pay one-third of the DOLLARS cost of maintenance & support of the Grantor during her natural life, indlucing, but not restricted to any hospital & medical bills which she might incur, to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Mettie Coates, a widow

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

Marguerite C. Busby and Don Busby

(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 northwest corner of the NW $\frac{1}{4}$ of Section 24, Township 20 South, Range 3 West and run thence south 87 deg. 46 min. east 1669.02 feet to the point of beginning of the land herein conveyed; thence south 18 deg. 40 min. west 190.46 feet; thence south 11 deg. 40 min. west 369.40 feet; thence north 81 deg. 15 min. east 37.5 feet; thence south 14 deg. 37 min. west 75.0 feet; thence south 81 deg. 15 min. west 37.5 feet; thence south 11 deg. 40 min. west 209.87 feet; thence south 17 deg. 16 min. west 410.69 feet; thence south 4 deg. 03 min. west 667.56 feet; thence north 80 deg. 59 min. west 246.20 feet; thence south 38 deg. 59 min. east 359.54 feet; thence north 52 deg. 57 min. east 307.97 feet; thence northeasterly 205.90 feet to a point on County Highway No. 52 where the same intersects the east bank of Peavine Creek; thence in a northeasterly direction along the meanderings of Peavine Creek to a point where it intersects the east line of E $\frac{1}{2}$ of NW $\frac{1}{4}$ of said Section 24; thence north 1 deg. 41 min. west 576.87 feet to the north line of said Section 24; thence run north 87 deg. 46 min. west 973.95 feet, more or less to the point of beginning; There is excepted herefrom the right of way for said County Road 52 and the A.C.L. Railroad and right-of-way for County Road.

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U.C. FILE NUMBER 1972-34-574
JUDGE OF PROBATE
COMM. 10/2/68
RECORDED
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10/3/72 3:44 PM
SHELBY COUNTY, ALA.

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 30 day of May, 1972.

WITNESS:

.....(Seal) Mettie Coates (Seal)
.....(Seal) Mettie Coates (Seal)
.....(Seal) (Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Martha B. Garner, a Notary Public in and for said County, in said State, hereby certify that Mettie Coates, a widow, whose name is set out above, 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 30 day of May, A. D., 1972.
Martha B. Garner
Notary Public.