

(Name) E. Carson Wall

(Address) 1925 Fifth Avenue - Bessemer, Ala.

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,



Shelby Cnty Judge of Probate, AL
08/09/1973 12:00:00 AM FILED/CERT

That in consideration of Five Thousand One Hundred Sixty & 00/100 DOLLARS

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

Pauline D. Richardson and Husband, Samuel E. Richardson

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

Terry S. Yeager and Wife, Jeannie C. Yeager

(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 part of the E $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 28, Township 20 South, Range 4 West, more particularly described as follows: Begin at the NE corner of SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 28 and run North along the East line of said E $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 28 a distance of 578.78 feet to an old iron pin; thence turn an angle to the left of 131°36' a distance of 360.0 feet to the point of beginning of tract hereby described; thence continue last described course a distance of 368.2 feet; thence turn left an angle of 77°45' in a Southeasterly direction a distance of 750.0 feet to a point in center of Shades Mountain Road; thence turn left an angle of 100°02' along said Road a distance of 62.97 feet; thence turn an angle left of 2°21' and continue along said Road a distance of 60.67 feet; thence turn left an angle of 60°58' and run in a Northerly direction a distance of 835.0 feet, more or less, to the point of beginning. Containing 4.5 acres, more or less.

Note:

This deed given to correct that certain deed recorded in Book 263, Page 620 in the Office of the Judge of Probate Shelby County, Alabama, and in which the legal was erroneously stated as being in Jefferson County.

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~~ (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 26th.

day of July, 19 73

STATE OF ALABAMA
SHELBY COUNTY
JULY 26 1973
REC'D & FILED AS SHOWN ABOVE
U.C.C. FILE NUMBER OR
1973 AUG -9 AM 8:34
JULY 26 1973
JUDGE OF PROBATE

(Seal)

Pauline D. Richardson

(Seal)

(Seal)

Samuel E. Richardson

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, E. Carson Wall

hereby certify that Pauline D. Richardson and Husband, Samuel E. Richardson a Notary Public in and for said County, in said State,

whose name S 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 26th. day of July A. D., 19 73

E. Carson Wall
E. Carson Wall

Notary Public.