

This instrument was prepared by

(Name) Karl C. Harrison

(Address) Columbiana, Alabama



Shelby Cnty Judge of Probate, AL
09/07/1973 12:00:00 AM FILED/CERT

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
J. R. Wood, a widower

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

James L. Ray, Jr. and Vivian W. Ray

(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 Northeast corner of Section 26, Township 21 South, Range 1 West; thence proceed South 86 deg. 30 min. W (MB) for a distance of 420.43 feet to a point (iron pin) located at the back conc. curb on East margin of North Main Street; thence turn an angle of 89 deg. 35 min. to the left and proceed South 3 deg. 05 min. E (MB) along the said East margin of North Main Street for a distance of 304.46 feet to a point; thence turn an angle of 0 deg. 13 min. to the left and proceed South 3 deg. 18 min. East (MB) along the said East margin of North Main Street for a distance of 553.27 feet to a point (iron pin); thence turn an angle of 0 deg. 32 min. to the left and proceed South 3 deg. 50 min. E (MB) along the said East margin of North Main Street for a distance of 6.20 feet to a point; thence turn an angle of 94 deg. 25 min. to the left and proceed for a distance of 5.40 feet to a point; thence turn an angle of 94 deg. 25 min. to the right and proceed South 3 deg. 50 min. E (MB) along the East edge of conc. sidewalk for a distance of 241.63 feet to a point; thence turn an angle of 97 deg. 05 min. 30 sec. to the left and proceed along the North margin of Carters Lane for a distance of 417.72 feet to the point of beginning of the parcel of land herein conveyed; thence turn an angle of 82 deg. 43 min. 30 sec. to the left and proceed along an old established fence for a distance of 245.44 feet to a point (being offset 6.94 feet North of old branch center); thence turn an angle of 97 deg. 13 min. to the left and proceed for a distance of 124.00 feet to a point (said point being offset 4.37 feet North of branch); thence turn an angle of 85 deg. 28 min. to the left and proceed for a distance of 244.37 feet to a point; thence turn an angle of 94 deg. 35 min. 30 sec. to the left and proceed along the North margin of Carters Lane for a distance of 112.50 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, I have hereunto set my hand(s) and seal(s), this 5th day of July, 1973.

WITNESS:

(Seal)
(Seal)
(Seal)

J. R. Wood

REC. BK. & PAGE AS SHOWN ABOVE
1973 SEP - 7 PM 2:26
INS. CO. FILED
SHELBY CO.

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that J. R. Wood, a widower whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of July, A. D., 1973.

Notary Public.