

This instrument was prepared by

(Name) Graham-Murphy

(Address) P.O. Box 371, Pelham, Alabama 35124

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

STATE OF ALABAMA

COUNTY OF SHELBY

516 LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama
} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eight Thousand Five Hundred Dollars and No/100

to the undersigned grantor, Borinquen Farms, 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 David T. Morgan and Judith M. Morgan

(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

A parcel of land situated in the SW 1/4 of Section 22, Township 22 South, Range 3 West described as follows:

Commence at the SW corner of Section 22 and go N 1°29' W along the West boundary of said Section 1631.33 feet; thence S 82°08' E for 114.95 feet; thence N 33°12' E for 60.43 feet; thence S 61°07' E for 314.13 feet to the East boundary of Brookhill Lane and the point of beginning; thence N 15°20' E along this boundary for 130.00 feet; thence S 57°20' East for 476.49 feet; thence S 45°11' W for 350.00 feet; thence N 26°14' W for 422.34 feet to the point of beginning.

Subject to easements and restrictions of record



19731023000058760 1/1 \$.00
Shelby Cnty Judge of Probate, AL
10/23/1973 12:00:00 AM FILED/CERT

U.C.C. FILE NUMBER OR
REC. OR. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
David T. Morgan

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1973 OCT 23 PM 1:41
Rec'd 8.50

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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, William B. Surface who is authorized to execute this conveyance, has hereto set its signature and seal, this the day of October 19 73

ATTEST:

Borinquen Farms, Inc.

By William B. Surface President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, William B. Surface
State, hereby certify that whose name as President of Borinquen Farms, Inc.
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 18th day of October

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