

This instrument was prepared by

(Name) CENTURY SERVICES, INC.

(Address) P.O. BOX 385, PELHAM, ALABAMA 35124

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 dollar and other good and valuable consideration----- DOLLARS

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

Willie Stone and wife Minnie Stone

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

James O. Cottingham and wife Betty J. Cottingham

(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:

From the SE corner of the NW 1/4 of the NE 1/4 of Section 7, Township 21 South, Range 2 East, run West along the South boundary of said 1/4, 1/4, a distance of 47.21 feet; thence right 79 deg. 39 min. a distance of 368.50 feet; thence left 87 deg. 53 min a distance of 235.00 feet to the point of beginning; thence right 25 deg. 43 min. a distance of 144.91 feet; thence left 2 deg. 53 min. a distance of 128.35 feet; thence right 20 deg. 52 min. a distance of 58.57 feet; thence right 17 deg. 51 min. a distance of 211.16 feet; thence right 110 deg. 59 min. a distance of 78.25 feet; thence left 44 deg. 41 min. a distance of 56.55 feet; thence left 52 deg. 12 min a distance of 265.01 feet; thence left 87 deg. 53 min. a distance of 452.50 feet to the point of beginning.

There is also conveyed to the Grantees, his heirs, successors, and assigns, the right to use the present boat launching site of Grantor on Lay Lake for the purpose of launching boats for their private use, together with the right to fish from the bank of Lay Lake on property now owned by Grantor.



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Shelby Cnty Judge of Probate, AL
06/17/1974 12:00:00AM FILED/CERT

REC. BY C.C. FILE NUMBER OR PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1974 JUN 17 AM 7:39
Recd 24559

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, WE have hereunto set OUR hand(s) and seal(s), this 13th day of June, 1974.

WITNESS:

(Seal)

Willie Stone

(Seal)

(Seal)

Minnie Stone

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Carlene R. Hadaway, a Notary Public in and for said County, in said State, hereby certify that Willie Stone and wife, Minnie Stone whose names 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 13th day of June, A. D., 1974.

Carlene R. Hadaway

Notary Public.