

This instrument was prepared by

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Form 1-1-5 Rev. 1-66
WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of love and affection and One and No/100 (\$1.00)-----DOLLARS

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

W. A. Caldwell and wife, Willie Ruth Caldwell
(herein referred to as grantors) do grant, bargain, sell and convey unto

W. A. Caldwell and wife, Willie Ruth Caldwell
(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 SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 12, Township 24 North, Range 15 East, and run thence South along the West line of said quarter-quarter section 428.6 feet to the North line of a thirty foot reserved roadway; thence an angle of 90 deg. 05 min. to the left and run along said north line of said roadway 200 feet to the point of beginning of the parcel herein described; thence continue in an easterly direction along the North line of said roadway along same course a distance of 100 feet to a point; thence turn an angle of 89 deg. 55 min. to the left and run in a northerly direction a distance of 428.6 feet, more or less, to a point on the north line of said quarter-quarter section; thence run in a westerly direction along the north line of said quarter-quarter section to a point which is 200 feet east of the northwest corner of said quarter-quarter section; thence run in a southerly direction a distance of 428.6 feet, more or less, to the point of beginning, according to a survey of Gary M. Roberts, Registered Land Surveyor, less and except flood rights heretofore conveyed to Alabama Power Company; being the identical lands conveyed to Douglass Clark by T. R. Thompson and his wife, Dorothy B. Thompson on April 2, 1968, which conveyance is recorded in the Office of the Judge of Probate of Shelby County in Deed Book 252 at page 470.

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 1st day of February, 1975

STATE OF ALABAMA }
SHELBY COUNTY }
WITNESSES:
I CERTIFY THIS INSTRUMENT WAS FILED
1975 FEB -3 AM 9:26
U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
W. A. Caldwell (Seal)
Willie Ruth Caldwell (Seal)
General Acknowledgment
19750203000005370 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/03/1975 12:00:00AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that W. A. Caldwell and wife, Willie Ruth Caldwell 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 1st day of February, 1975
Notary Public.