

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler 2375

(Address) Columbiana, Alabama

Form 1-15 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 Twenty-five Thousand Three Hundred and No/100 (\$25,300.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Gloria McCarty Wyatt and husband, J. D. Wyatt

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

Gary W. Pate and wife, Brenda C. Pate

(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 Fraction D of Fractional Section 19, Township 22 South, Range 1 East, more particularly described as follows: Commence at the SE corner of Fraction D and run North 3 deg. 45' West along forty line a distance of 330 feet to point of beginning of tract herein described; thence run South 86 deg. 45' West 95 feet to Montgomery Road; thence run in a Northwesterly direction along the Easterly margin of said Montgomery Road a distance of 330 feet; thence run North 86 deg. 45' East to the East boundary of said Fraction D; thence South along the East boundary of said Fraction D to the point of beginning. Situated in Shelby County, Alabama.

Subject to transmission line permits and public road rights of way of record.

BOOK 230 PAGE 645

19750207000005950 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/07/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 FEB - 7 PM 3:41
U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
Carroll M. Brasher
JUDGE OF PROBATE

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 7th day of February, 1975.

WITNESS:

..... (Seal) Gloria McCarty Wyatt (Seal)
..... (Seal) J. D. Wyatt (Seal)
..... (Seal) (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Gloria McCarty Wyatt and husband, J. D. Wyatt whose name 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 7th day of February, 1975.

Given under my hand and official seal this 7th day of February, A. D., 1975.
Lance Brasher
Notary Public.

