

This instrument was prepared by

(Name) Denman Construction Company, Inc.

(Address) 2505 Marcal Road, Birmingham, AL 35244

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 Hundred and no/100 DOLLARS

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

Joe L. Crawley and wife, Mary B. McGuire Crawley

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

Denman Construction Co., Inc.

(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:

Part of the SE 1/4 of the SE 1/4 of Section 16, Township 19 South, Range 2 West, more particularly described as follows:
Commence at the Southeast Corner of the SW 1/4 of the SE 1/4 of said Section 16, thence northerly, and along the East line of same for a distance of 500.00 feet; thence turn an angle to the right of 90 deg 00' in an easterly direction for a distance of 425.23 feet to the point of beginning of the property described herein: thence continue along the last named course for a distance of 320.00 feet to a point on the westerly right of way line of a public road, said point being on a curve to the left, having a central angle of 44 deg 54' and a radius of 193.93 feet; from said point turn an angle to the left of 97 deg 38' to tangent to said curve in a northwesterly direction along the arc to said curve, and along said right of way, for a distance of 129.03 feet to the point of tangent to said curve; thence along said tangent and along said right of way in a northwesterly direction for a distance of 20.97 feet; thence turn an angle to the left of 55 deg 33' in a southwesterly direction for a distance of 293.00 feet; thence turn an angle to the left of 121 deg 55' in a southeasterly direction for a distance of 52.00 feet to the point of beginning.



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Shelby Cnty Judge of Probate, AL
04/07/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY COUNTY
JUDGE OF PROBATE
U.C.C. FILE NUMBER OF
REC. BK. & PAGE AS SHOWN ABOVE
1975 APR - 7 AM 7:25
Rec'd - Sec 3.8
1975 APR - 7 AM 7:25

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 8th day of March, 19 75.

WITNESS:

Emma D. Higginbotham (Seal)

Sherry Lewis (Seal)

(Seal)

Joe L. Crawley (Seal)

Mary B. McGuire Crawley (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 Joe L. Crawley & Mary B. McGuire Crawley 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 8th day of March, A. D., 19 75.

Emma D. Higginbotham
Notary Public.

My Commission Expires November 3, 1975