

(Name) HARRISON AND CONWILL

(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifteen Thousand Five Hundred and no/100 DOLLARS

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

James Lynn and wife, Norma J. Lynn  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Johnny W. Davis and wife, Veronica Diane Davis

(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:

The Following described lots: 1,2,3,4,5,6,7,8,10,11,12,13, and 14 contained in one subdivision. Lot 9 having heretofore been sold and the same is excepted. Said subdivision being described as follows: From the Southeast corner of the SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 28, Township 19 South, Range 2 East, run west along the south boundary of said  $\frac{1}{4}$ - $\frac{1}{4}$  a distance of 102.82 feet; thence right 90 deg. 00 min. a distance of 80.00 feet to the R.O.W. of Kymulga Ferry Road, which point is the point of beginning; thence left 91 deg. 32 min. a distance of 40 feet; thence proceed westerly along the south boundary of Kymulga Ferry Road a distance of 581.32 feet; thence left 87 deg. 26 min. a distance of 167.00 feet; thence left 4 deg. 58 min. a distance of 319.29 feet; thence left 50 deg. 04 min. a distance of 218.30 feet; thence left 42 deg. 10 min. a distance of 444.03 feet; thence left 90 deg. 00 min. a distance of 192.00 feet; thence right 89 deg. 41 min. a distance of 555.50 feet to the R.O.W. line of U.S. Hwy. 280; thence left 142 deg. 53 min. and run along the west R.O.W. of U.S. Hwy. 280 to the intersection of the south R.O.W. line of Kymulga Ferry Road; thence west along the south R.O.W. line of Kymulga Ferry Road a distance of 29.02 feet to the point of beginning. Situated in Shelby County, Alabama.

LESS AND EXCEPT THE FOLLOWING DESCRIBED PROPERTY: This being Lot 9 previously sold to J.E. Sears From the NE corner of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$ , Section 33, Township 19 South, Range 2 East, proceed West along the North boundary of said Quarter Section a distance of 102.82 feet; thence left 90 deg. a distance of 120.00 feet; thence right 90 deg. a distance of 43.17 feet to the point of beginning; thence continue in a straight line 125.00 feet; thence turn left along an arc of 25.00 feet, radius through an angle of 90 deg. a distance of 39.25 feet; thence continue a distance of 126.22 feet; thence left 90 deg. a distance of 150.00 feet; thence left 90 deg. a distance of 150.39 feet to the point of beginning, such described property being situated in the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 33, Township 19 South, Range 2 East, and being approximately one-half acre.

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 30<sup>th</sup>

day of May, 1975

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, N. J. Conwill, a Notary Public in and for said County, in said State, hereby certify that James Lynn and wife, Norma J. Lynn whose name s 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 30<sup>th</sup> day of May, A. D., 1975