

This instrument prepared by

(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 One and no/100 ----- DOLLARS

and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Bobby Watters and wife, Ethel Watters

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

Nash Hardy and wife, Annie Mae Hardy

(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 North 1/2 of the Northwest 1/4 of Section 1, Township 19 South, Range 2 East, Shelby County, Alabama; thence run South along the West line of said North 1/2 650.8 feet; thence run North 83 deg. 20 min. East 302.95 ft.; thence run North 07 deg. East 61.4 feet to the Northwest corner of the Jimmie C. Norwood lot and point of beginning of this description; thence continue on the last named course 104.7 feet; thence run South 87 deg. 06 min. East 208.23 feet; thence run South 07 deg. West 104.7 feet; thence run North 87 deg. 06 min. West 208.23 feet to the point of beginning. Also, rights of ingress and egress over the now existing field road or as may otherwise be located in the future.

The grantors herein being one and the same parties as the grantees in that certain deed dated March 13, 1975, and recorded in Deed Book 291, page 368 in the Probate Office of Shelby County, Alabama.

19750609000027430 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/09/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 JUN -9 AM 9:30
Deed Jct SO
JUDGE OF PROBATE
Conrad W. Brubaker

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 9th day of May, 1975

WITNESS:

(Seal) Bobby Watters (Seal)
Bobby Watters
(Seal) Ethel Watters (Seal)
Ethel Watters (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 Bobby Watters and wife, Ethel Watters 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 9th day of May, A. D. 1975

Notary Public