

This instrument was prepared by

(Name) Carolyn B. Nelson

(Address) City Federal Building, Birmingham, Alabama 35203

Form I-15 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Thousand Five Hundred and No/100 (\$2,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Coley L. Aldridge and wife Grace S. Aldridge

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

Charles E. Rosebrough and wife Olene A. Rosebrough

(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 parcel of land situated in the South half of the Northwest quarter of Section 10, Township 19 South, Range 1 West, Shelby County, Alabama, being more particularly described as follows: Commence at the Northeast corner of the Southeast quarter of the Northwest quarter of said Section 10, Township 19 South, Range 1 West; thence run in a Southerly direction along the East line of said quarter-quarter a distance of 90 feet; thence turn an angle to the right of 89 degrees 53 minutes 15 seconds and run in a Westerly direction parallel with the North line of said quarter-quarter a distance of 988.67 feet to the point of beginning; thence continue on last described course a distance of 426.42 feet; thence turn an angle to the left of 59 degrees 57 minutes 14 seconds and run in a Southwesterly direction a distance of 127.26 feet; thence turn an angle to the left of 17 degrees 07 minutes 46 seconds and run in a Southerly direction a distance of 73.0 feet; thence turn an angle to the left of 87 degrees 41 minutes 43 seconds and run in an easterly direction a distance of 448.0 feet; thence turn an angle to the left of 91 degrees 18 minutes 17 seconds and run in a Northeasterly direction a distance of 308.00 feet to the point of beginning.

- SEE REVERSE SIDE -

19750626000033470 1/2 \$.00
Shelby Cnty Judge of Probate, AL
06/26/1975 12:00:00AM FILED/CERT

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 19th day of June, 1975.

WITNESS:

(Seal)

(Seal)

(Seal)

Coley L. Aldridge (Seal)
Coley L. Aldridge

Grace S. Aldridge (Seal)
Grace S. Aldridge (Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Coley L. Aldridge and wife Grace S. Aldridge 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 19th day of June, A. D., 1975

THIS INSTRUMENT WAS PREPARED BY

CAROLYN B. NELSON

LANGE, SIMPSON, ROBINSON & SOMERVILLE

1900 CITY FEDERAL BUILDING

BIRMINGHAM, ALABAMA 35203

Notary Public.

Coley L. Aldridge and

Grace S. Aldridge

TO

Charles E. Rosebrough and

Olene A. Rosebrough

153 Woodmont Dr.

Homewood Ala. 35209

WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR



19750626000033470 2/2 \$.00
Shelby Cnty Judge of Probate, AL
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2.50
1.95
4.45

THIS FORM FROM
LAWYERS TITLE INSURANCE CORP.

Title Insurance
BIRMINGHAM, ALA.

Subject to:

1. Taxes due in the year 1976, a lien but not yet due and payable until October 1, 1976.
2. Mineral and mining rights and rights incident thereto.
3. Right of way to Alabama Power Company recorded in Volume 133, page 212, in the Probate Office of Shelby County, Alabama.
4. Right of way and rights in connection therewith to Shelby County for public road recorded in Volume 196, page 35, in said Probate Office.

BOOK 293 PAGE 160

JUDGE OF PROBATE

Conrad J. Brown

Deed Book 293

1975 JUN 26 AM 11:15

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED