

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-5 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 Two Hundred & No/100 (\$200.00) DOLLARS

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

Wilbert Cochran and wife, Ethel G. Cochran  
(herein referred to as grantors) do grant, bargain, sell and convey unto

James Mitchell and wife, Martha Mitchell

(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 lot in the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$ , Section 17, Township 21 South, Range 3 West, described as follows:

Commence at the NE corner of the NE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 17, Township 21 South, Range 3 West; thence run South along the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 330.00 feet to the point of beginning; thence continue along said East line a distance of 108.95 feet to a point on the North margin of Shelby County Hwy. 260; thence turn an angle of 94 deg. 07 min. to the right and run along said R/W line a distance of 57.09 feet to the P.C. of a curve; thence continue along said R/W curve (whose Delta Angle is 11 deg. 51 min. 18 sec. to the left; Radius is 329.40 feet; Tangent is 34.20 feet and Length of Arc is 68.15 feet) to the P.T. of said curve; thence turn an angle of 97 deg. 44 min. 18 sec. to the right and run a distance of 110.71 feet; thence turn an angle of 91 deg. 42 min. to the right and run a distance of 125.00 feet to the point of beginning. Situated in the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 17, Township 21 South, Range 3 West, Huntsville Meridian, Shelby County, Alabama.

MINERALS AND MINING RIGHTS EXCEPTED.

19750731000040810 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
07/31/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1975 JUL 31 PM 12:10  
Cecil L. ...  
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 31<sup>st</sup> day of July, 1975.

WITNESS:

Emma D. Higginbotham (Seal)

Sherry L. Leemon (Seal)

(Seal)

Wilbert Cochran (Seal)  
(Wilbert Cochran)

Ethel G. Cochran (Seal)  
(Ethel G. Cochran)

(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 Wilbert Cochran and Ethel G. Cochran 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 31<sup>st</sup> day of July, A.D., 1975.

Emma D. Higginbotham  
Notary Public.

My Commission Expires November 3, 1975