

This instrument was prepared by

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Shelby Cnty Judge of Probate, AL
09/25/1975 12:00:00AM FILED/CERT

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 thousand five hundred and no/100 (\$2,500.00)-----DOLLARS
and the assumption of that certain mortgage described below

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

Howard Davis Brogden and wife, Georjane Loveless Brogden,

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

C. E. Parker and wife, Annelle Parker

(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 Southwest corner of the Northwest quarter of the Northeast Quarter
of Section 23, Township 20 South, Range 3 West; run thence in an Easterly direction
along the South line of said Quarter-Quarter Section for a distance of 466.90 feet thence
turn an angle to the right of 88deg. 41' 30" and in a Southerly direction for a distance
of 877.73 feet to the point of beginning; from the point of beginning thus obtained thence
turn an angle to the left of 105 deg. 13' 15" and in a Northeasterly direction for a
distance of 173.84 feet; thence turn an angle to the left of 88 deg. 15' and in an Northwesterly
direction for a distance of 198.23 feet; thence turn an angle to the left of 90 deg.
in a Southwesterly direction for a distance of 125 feet; thence turn an angle to the
left of 76 deg. 31' 45" in a Southerly direction for a distance of 209.29 feet to point
of beginning.

Situated in town of Pelham, Shelby County, Alabama.

Subject to: 1. Taxes due and payable October 1, 1975, and subsequent years.

2. Mortgage from Howard Davis Brogden and wife, Georjane Loveless Brogden to Robinson
Mortgage Company, Inc., dated 19th November, 1974, and recorded in Mortgage Book 343
page 38 in the Probate Office securing principal sum of \$26,500.00 and assigned to Federal
National Mortgage Association by assignment dated 21st November, 1974, and recorded in
Misc. Book 9, page 689 in Probate Office.

3. Rights of parties in possession, encroachments, overlaps, overhangs, unrecorded
easements, violated restrictive covenants, deficiency in quantity of ground, or any matters
not of record, which would be disclosed by an accurate survey and inspection of the premises.

4. No liability is assumed for possible unfiled mechanics' and materialmen's liens.

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 24th
day of September, 1975.

(Seal)

Howard Davis Brogden (Seal)

(Seal)

Georjane Loveless Brogden (Seal)

(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 Howard Davis Brogden and wife, Georjane Loveless Brogden,
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 each executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 24th day of September, A. D., 1975.

Notary Public.