

(Name) WALLACE, ELLIS, HEAD AND FOWLER, ATTORNEYS AT LAW
(Address) COLUMBIANA, ALABAMA 1931

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 Seven Hundred Fifty and No/100 (\$750.00)-----DOLLARS

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

Jimmie Lee Allen, a widow

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

Bobby Dowdell, Jr. and wife, Rosie Dowdell

(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 lying in the SW¼ of NW¼, Section 1, Township 21 South, Range 3 West, and more particularly described as follows:
Starting at the Northeast corner of the said SW¼; NW¼; Section 1, Township 21 South, Range 3 West, run Westerly along the North boundary line of said SW¼ of NW¼ a distance of 213.0 feet to an iron marker, the point of beginning; thence turn an interior angle of 75 deg. 25 min. to the right and run Southeasterly a distance of 252.0 feet to a fence post on the north right of way of a black top County Road; thence run Westerly along the said north right of way of said County Road along a curve to the right a distance of 103.0 feet to a metal marker owned by South Central Bell Corporation on the said north right of way of said County Road; thence run northwesterly a distance of 282.0 feet to a point on the said north boundary line of said SW¼ of NW¼; thence turn an interior angle of 77 deg. 00 min. to the left and run easterly along the said north boundary line of said SW¼ of NW¼ a distance of 103.0 feet to the point of beginning.

Said parcel of land lies in the said SW¼ of NW¼, Section 1, Township 21 South, Range 3 West, and contains 0.64 acres, more or less, according to survey of Lewis M. Armstrong, Registered Land Surveyor, dated January 14, 1976.

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Shelby Cnty Judge of Probate, AL
01/26/1976 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, I have hereunto set my hand(s) and seal(s), this 26th day of January, 1976.

WITNESSES:
STATE OF ALA. SHELBY COUNTY
INSTRUMENT WAS FILED
1976 JAN 26 AM 11:09
Seal Jan 1 1976
Cand. J. M. Allen
JUDGE OF PROBATE
(Seal) (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 Jimmie Lee Allen, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of January A. D., 1976

Mary D. Thompson
Notary Public.