

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD AND FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA

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 Eight Thousand Seven Hundred and No/100 (\$8,700.00)--DOLLARS

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

Hugh Rowland and wife, Diana L. Rowland

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

Ronald Gene Anderson and wife, Brenda Sue Anderson

(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:

Part of the NW¼ of the NW¼ of Section 25, Township 19 South, Range 1 West of Huntsville Meridian more particularly described as follows: Begin at the NW corner of NW¼ of NW¼ of Section 25 and run South along the West side of said section a distance of 1034.39 feet to the South right of way of Highway 280; thence run northeast along the south right of way a distance of 439.9 feet to the point of beginning; thence run North 69 deg. 40 min. East for 100 feet; thence south 466 feet; thence South 69 deg. 40 min. West for 100 feet; thence North for 466 feet to the point of beginning.

Subject to easements and restrictions of record. Also, the 1970 New Moon Mobilehome, Model 65T 2FOTS, Serial No. 714459, situated thereon and which is attached to and which is a part of said real estate.

19760206000008770 1/1 \$.00
Shelby Cnty Judge of Probate AL
02/06/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 FEB - 6 PM 10:34
Deed of 9.00
Corried in 1976
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
day of December, 1975.

WITNESS:

(Seal)

(Seal)

(Seal)

X Hugh Rowland (Seal)

X Diana L. Rowland (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 Hugh Rowland and wife, Diana L. Rowland 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 December day of A. D., 1975

Deany Neil Stephens
Notary Public.
My Commission Expires August 2, 1976