

(Name) Harrison and Conwill

(Address) Columbiana, Alabama 35051

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifteen Thousand and No/100 DOLLARS and other good and valuable consideration

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

Lois Rowe, an unmarried woman; and Nell Horton, an unmarried woman (herein referred to as grantors) do grant, bargain, sell and convey unto

L. M. Bush and Helen Bush

(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:

All that part of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 7, Township 22, Range 1 West, Shelby County, Alabama, which lies East of the road from Spring Junction to Shelby Springs, containing 39 acres, more or less. E $\frac{1}{2}$ of NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 18, Township 22, Range 1 West, Shelby County, Alabama, containing 20 acres, more or less, being in the aggregate of 59 acres, more or less, less and except 3 acres, more or less on South side of last 20 acres described.

The above described property is more particularly described as follows: Commencing at the NW corner of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 7, T-22-S, R-1-W, Shelby County, Alabama; thence run N 87° 52'E along the north line of said quarter section a distance of 87.0 feet to a point in the center of an unpaved County Road (known as the Shelby Spring Junction Road) and point of beginning of land herein described; thence continue N 87° 52'E a distance of 1224.01 feet to a point; thence run S 02° 08'E a distance of 1341.22 feet to a point; thence S 02° 17'E a distance of 981.23 feet to a point; thence run S 69° 26'W a distance of 689.86 feet to a point; thence run N 03° 45'W a distance of 1205.86 feet to a point; thence run S 88° 18'W a distance of 660.29 feet to a point; thence run N 01° 01'W a distance of 783.72 feet along the west line of the said SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 7 to a point in the center of said unpaved county road; thence run northeasterly along the meander of the centerline of said unpaved county road to the point of beginning.

19760319000023740 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/19/1976 01:00:00 AM FILED/CERT

STATE OF ALABAMA
SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAR 19 PM 4:18
Reed Fay 15.00
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 19th day of March, 1976.

WITNESS:

(Seal)
(Seal)
(Seal)

Lois Rowe (Seal)
Lois Rowe
Nell Horton (Seal)
Nell Horton (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 Lois Rowe, an unmarried woman; and Nell Horton, an unmarried woman 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 March, A. D., 1976.

Martha S. Joine
Notary Public.