

This instrument was prepared by

Emma Higginbotham

5323

(Name)

Alabaster, Alabama

(Address)

Form 1-15 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 One dollar and the assumption of a mortgage DOLLARS

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

Henry S. Bristow, Sr., and Estelle Hand Bristow, husband and wife

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

William Wallace Pate, Jr. and Erlinda Pate, husband and wife

(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 NW corner of the NE 1/4 of NW 1/4 of Section 26, Twp 21 S., Range 1 West, thence run 1 deg. 51 minutes east a distance of 447.00 ft to a point on the south R/W line of the Southern R. R. to an iron pin and the NE corner of Columbiana Homes, INC., Housing Project, thence continue south 1 deg. 51 minutes east a distance of 791.19 ft to a point on the south R/W line of Alabama Highway # 70, thence turn an angle of 99 deg. 12 minutes to the left and run along the south R/W line of said Alabama Highway 70 a distance of 336.01 ft to the point of beginning, thence continue in the same direction along the south R.W. line of said Alabama Highway # 70 a distance of 100.00 ft., thence turn an angle of 90 deg.00 minutes to the right and run a distance of 200.00 ft, thence turn an angle of 90 deg. 00 minutes to the right and run a distance of 200.00 ft., then turn an angle of 90 deg.00 minutes to the right and run a distance of 100.00 ft., thence turn an angle of 90 deg.00 minutes to the right and run a distance of 200.00 ft to the point of beginning.

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Shelby Cnty Judge of Probate, AL
05/20/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAY 20 AM 7:34
Deed Jct. 50
Conrad M. Bristow
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 6th day of May, 1976.

WITNESS:

Martha Crompton (Seal)
Emma D. Higginbotham (Seal)

Henry S. Bristow Sr. (Seal)
Estelle Hand Bristow (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 Henry S. Bristow Sr. and Estelle Hand Bristow 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 6th day of May, A. D., 1976.

Emma D. Higginbotham
Notary Public.

My Commission Expires Nov. 1, 1979