

This instrument was prepared by

mtg. 6, 547

(Name) Thomas R. McEniry

(Address) 1721 Fourth Avenue, Bessemer, Alabama 35020

Form 1-1-5 Rev. 1-68

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE DOLLAR (\$1.00) AND OTHER VALUABLE CONSIDERATION

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

E. H. WOODY and wife, HELEN J. WOODY

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

MARK WARREN EDWARDS and wife, SUSAN V. EDWARDS

(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 SW 1/4 of NW 1/4 of Section 7, Township 20 South, Range 3 West, of Huntsville Principal Meridian, Shelby County, Alabama, being more particularly described as follows: Begin at the Southeast corner of SW 1/4 of NW 1/4 of said Section 7; thence in a westerly direction along the South boundary of said quarter-quarter section, 75.97 feet; thence turning an angle of 48° 25' 48" to the right in a Northwesterly direction 809.73 feet; thence turning an angle of 88° 46' to the right in a Northeasterly direction 15.00 feet for the point of beginning of a tract of land herein described; thence continue in a straight line Northeasterly direction 210.00 feet; thence turning an angle of 91° 14' to the right in a Southeasterly direction 207.47 feet; thence turning an angle of 88° 46' to the right in a Southwesterly direction 210.00 feet; thence turn right an angle of 91° 14' and run Northwesterly, 207.47 feet to point of beginning.

LESS AND EXCEPT That part heretofore conveyed to Shelby County for a right-of-way.

19760908000085920 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/08/1976 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.

WITNESS WHEREOF We have hereunto set our hand(s) and seal(s), this 19th day of September, 1976.

300 PAGE 743
BOOK
STATE OF ALABAMA
CLERK OF THE COURT
INSTRUMENT NO. 1976 SEP - 8 114021
Deed to E. H. Woody
Came to Notary
JUDGE OF PROBATE

E. H. Woody

E. H. WOODY

Helen J. Woody

HELEN J. WOODY

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

Notary Public in and for said County, in said State, hereby certify that E. H. WOODY and wife, HELEN J. WOODY are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, the 19th day of September, 1976, and were informed of the contents of the conveyance they executed the same voluntarily on the day the same was dated.

Given under my hand and official seal this 19th day of September, 1976.

Notary Public.