

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, Attorneys

(Address) Columbiana, Alabama 35051

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 Ten and no/100 (\$10.00)----- DOLLARS
and other good and valuable considerations

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

John H. Boaz and wife, Lorene Boaz

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

Laston Etress and wife, Robbie Lynn Etress

(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 Southwest corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 15, Township 24 North, Range 15 East, thence run East along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 658.87 feet to the point of beginning; thence continue East along the South line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 430.04 feet; thence turn an angle of 122 deg. 16 min. to the left and run a distance of 902.85 feet to the Southeast right-of-way of the Bay Springs Road; thence turn an angle of 107 deg. 17 min. to the left and run along said road R/W a distance of 200.47 feet; thence turn an angle of 00 deg. 09 min. 01 sec. to the right and continue along said road R/W a distance of 202.54 feet; thence turn an angle of 62 deg. 49 min. 29 sec. to the left and run a distance of 400.71 feet; thence turn an angle of 65 deg. 17 min. 32 sec. to the left and run a distance of 164.81 feet; thence turn an angle of 88 deg. 58 min. to the right and run a distance of 78.76 feet to the point of beginning. Situated in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$, Section 15, Township 24 North, Range 15 East, Shelby County, Alabama, and containing 6.63 acres.

Mineral and mining rights excepted.



19761129000115270 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/29/1976 12:00:00 AM FILED/CERT

JUDGE OF PROBATE

Conrad M. Johnson

Deed \$4.50

NOV 29 AM 9:31

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

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 20th day of November, 1976

WITNESS:

_____(Seal)

_____(Seal)

_____(Seal)

John H. Boaz
Lorene Boaz

_____(Seal)

_____(Seal)

_____(Seal)

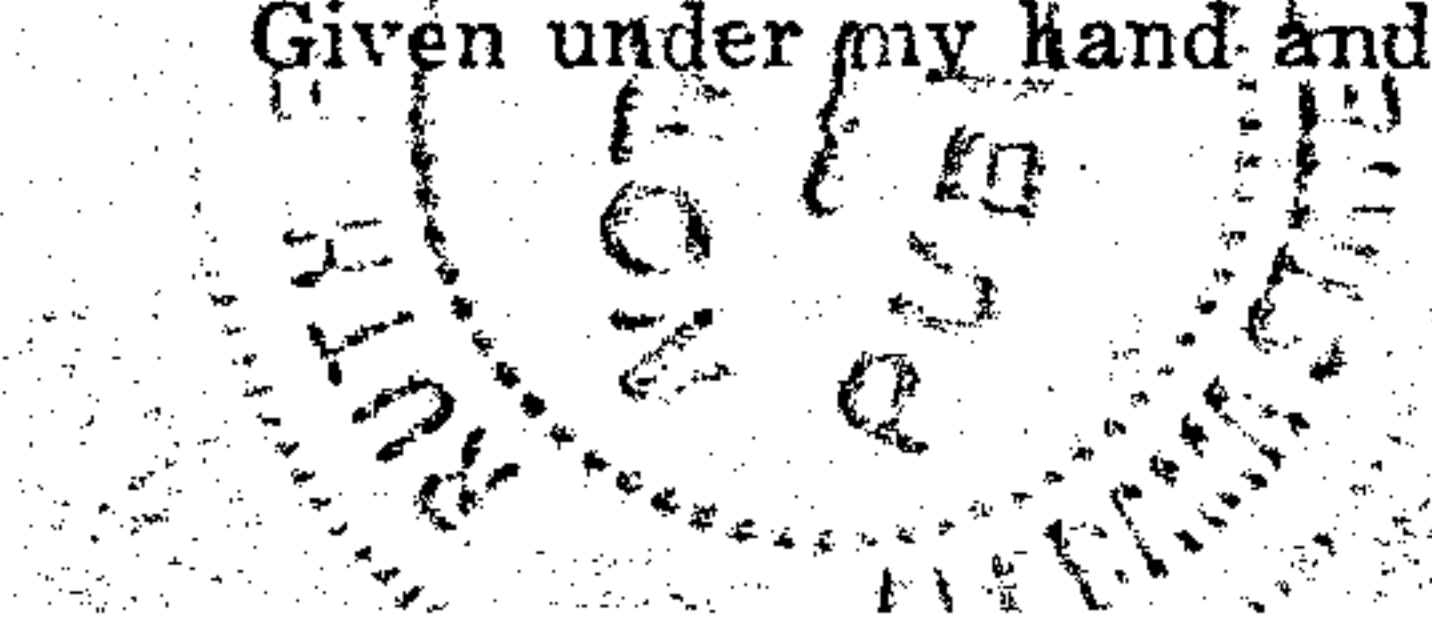
STATE OF ALABAMA
SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John H. Boaz and wife, Lorene Boaz 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 20th day of November, A. D., 1976



Notary Public.