

Corley & Halbrooks

2117 Magnolia Avenue

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR 'ALABAMA TITLE CO., INC.

State of Alabama

Jefferson

COUNTY

Know All Men By These Presents,

That in consideration of Twenty-Six Thousand Four Hundred Ninety-Six and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,
David B. Clayton, an unmarried man

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

James H. Moore and wife, Dorthy M. Moore

(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:

See Attached Exhibit "A".

Subject to:

1. Current taxes.
2. Easement to Alabama Power Company, as shown by instrument recorded in Deed Book 101, Page 77, in the Probate Office of Shelby County, Alabama.
3. Easement to Plantation Pipe Line Company, as shown by instrument recorded in Deed Book 112, Page 352, in said Probate Records.



19770303000019400 1/2 \$.00
Shelby Cnty Judge of Probate, AL
03/03/1977 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~~) lawfully seized in fee simple of said premises; that they are free from all encumbrances: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, I have hereunto set my hand and seal, this 22nd day of February, 19 77

WITNESS:

Margaret L. M. Lacy

David B. Clayton

David B. Clayton

State of Alabama

Jefferson

COUNTY

General Acknowledgement

I, the undersigned Margaret W. Lacy, a Notary Public in and for said County, in said State, hereby certify that David B. Clayton, an unmarried man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of February A. D., 19 77

First Bank of Alabama
90 Bank Building
Birmingham, Alabama

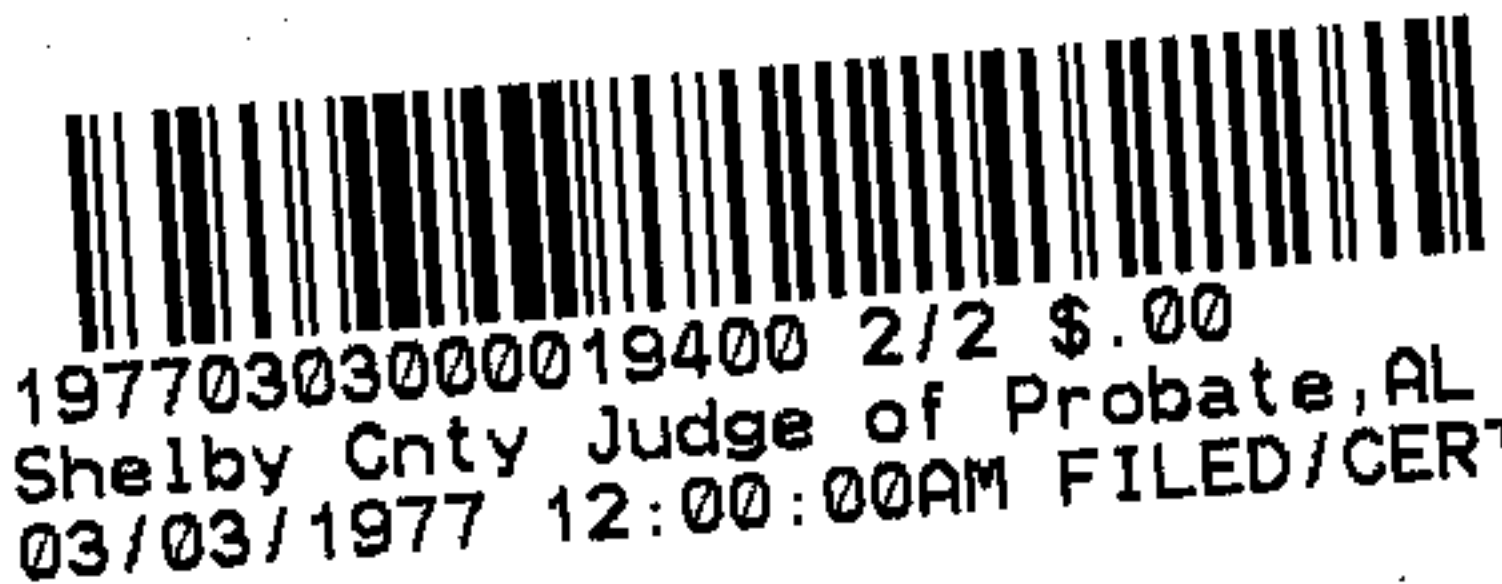
Margaret W. Lacy

Notary Public

My Commission Expires October 22, 1978

EXHIBIT "A"

CB



BOOK 304 PAGE 49

Begin at the Southwest corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Sec. 15, T-21-S, R-3-W, thence run North along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 18.00 feet; thence turn an angle of 92 deg. 15 min. 44 sec. to the right and run a distance of 529.42 feet; thence turn an angle of 89 deg. 27 min. 58 sec. to the right and run a distance of 518.16 feet; thence turn an angle of 90 deg. 00 min. to the left and run a distance of 454.47 feet; thence turn an angle of 59 deg. 49 min. to the right and run a distance of 209.38 feet; thence turn an angle of 63 deg. 00 min. 05 sec. to the left and run a distance of 118.48 feet; thence turn an angle of 97 deg. 19 min. 15 sec. to the right and run a distance of 186.81 feet; thence turn an angle of 85 deg. 51 min. 18 sec. to the right and run a distance of 1172.52 feet; to the West line of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Sec. 15; thence turn an angle of 88 deg. 17 min. 15 sec. to the right and run a distance of 679.09 feet to the point of beginning. Situated in the NE $\frac{1}{4}$ of Sec. 15, T-21-S, R-3-W, Shelby County, Alabama, and containing 13.35 acres, more or less.

Also:

Commence at the Northeast corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Sec. 15, T-21-S, R-3-W, thence run West along the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 24.28 feet; thence turn an angle of 90 deg. 48 min. 01 sec. to the left and run a distance of 275.03 feet to the point of beginning; thence continue in the same direction a distance of 158.79 feet; thence turn an angle of 87 deg. 36 min. 56 sec. to the right and run a distance of 184.39 feet; thence turn an angle of 63 deg. 00 min. 05 sec. to the right and run a distance of 172.40 feet; thence turn an angle of 120 deg. 11 min. 00 sec. to the right and run a distance of 268.85 feet to the point of beginning. Situated in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Sec. 15, T-21-S, R-3-W, Shelby County, Alabama and containing 0.75 acres, more or less.

COPIES OF THIS INSTRUMENT WAS FILED

1977 MAR 3 PM 1:09

Thomas A. Swann, Jr.
JUDGE OF PROBATE

Dd Jay \$26.50
 Rec 3.00
 Ind 1.00
 30.50