

(Name) Wallace, Ellis, Head & Fowler, Attorneys 9266  
(Address) Columbiana, Alabama 35051

Form 1-1-7 Rev. 8-70 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }  
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Fifteen Thousand, Four Hundred Thirty-five and no/100 (\$15,435.00) Dollars**

to the undersigned grantor, **Baker Dairy Farms, Inc.** a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto  
**Tex Smith and wife, Joan Smith**

(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 Northeast corner of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$ , Sec. 36, T-21-S, R-3-W, thence run South along the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 55.90 feet; thence turn an angle of 92 deg. 28 min. 25 sec. to the right and run a distance of 38.9 feet to the West R/W line of Shelby County Hwy. No. 107 and the point of beginning; thence continue in the same direction a distance of 826.70 feet; thence turn an angle of 90 deg. 30 min. 57 sec. to the left and run a distance of 70.00 feet; thence turn an angle of 90 deg. 00 min. to the right and run a distance of 100.00 feet; thence turn an angle of 90 deg. 00 min. to the left and run a distance of 257.62 feet; thence turn an angle of 89 deg. 29 min. 03 sec. to the left and run a distance of 937.60 feet to the west R/W line of Shelby County Hwy. No. 107; thence turn an angle of 92 deg. 25 min. to the left and run along said Hwy. R/W a distance of 328.80 feet to the point of beginning. Situated in the N $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the SE $\frac{1}{4}$ , Sec. 36, T-21-S, R-3-W, Huntsville Meridian, Shelby County, Alabama.

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BOOK The Grantors further remise, release, quitclaim and conveys to the grantees all their right, title, interest and claim in and to an easement for ingress and egress over and across the following described parcel, viz.: Begin at the NE corner of the NW $\frac{1}{4}$  of SE $\frac{1}{4}$ , Sec. 36, T-21-S, R-3-W, thence run South along the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Sec. a distance of 55.90 ft.; thence turn an angle of 92° 28' 25" to the right and run a distance of 38.9 ft. to the West R/W line of Shelby Co. Hwy. #107, and the point of beginning; thence continue in the same direction a distance of 826.70 feet; thence turn an angle of 89° 29' 03" to the right and run along the Calera well property a distance of 40.0 feet; thence run East parallel with the N line of said  $\frac{1}{4}$   $\frac{1}{4}$  Sec. and along the N line of the easement of the Town of Calera a distance of 826.70 ft. to a point on the N line of Shelby County Highway #107; thence run S along west line of said highway a distance of 40 feet to the point of beginning.

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Shelby Cnty Judge of Probate, AL  
06/02/1977 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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, **Frank Thomas Baker** who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 21 day of May 1976

ATTEST: Jennie R. Baker 1977 JUN -2 AM 9:43  
Jennie R. Baker Secretary  
Frank Thomas Baker President  
STATE OF ALABAMA }  
COUNTY OF SHELBY }  
JUDGE OF PROBATE

I, the undersigned **Frank Thomas Baker** a Notary Public in and for said County in said State, hereby certify that **Frank Thomas Baker** whose name as **President of Baker Dairy Farms, Inc.** a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the 21 day of May 1976  
Tex Smith  
Joan Smith  
Montevallo 35041  
Ruth J. Brown  
Notary Public