

This instrument was prepared by

(Name) William E. Swatek, Attorney

(Address) P. O. Box 825, Alabaster, Alabama 35007

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One Dollar 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, Alberta Walters, a widow, and James Donald Walters, husband of within grantee (herein referred to as grantors) do grant, bargain, sell and convey unto Syderia Walters,

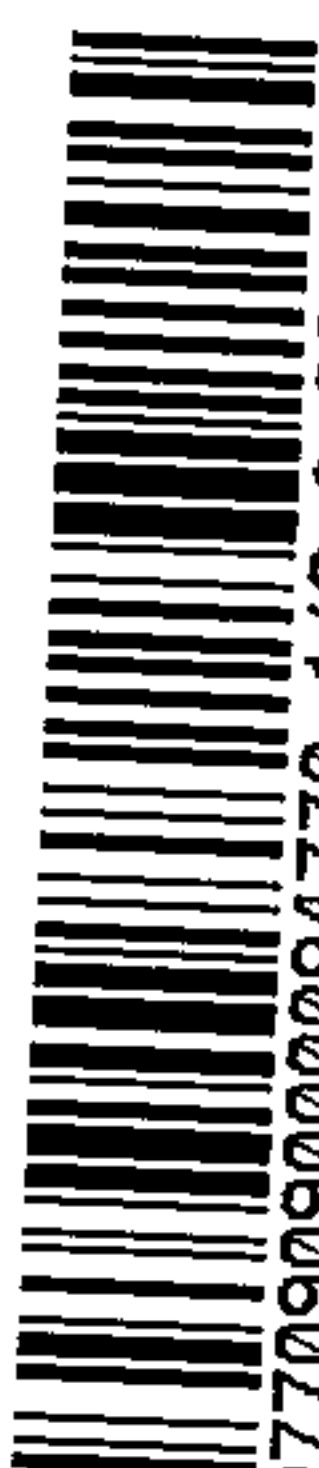
Alberta Walters, James Donald Walters and Syderia Walters, (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

PARCEL ONE: All that part of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 25, Township 20 South, Range 3 West that lies South of the Seaboard Coast Line R. R. and East of Interstate Highway No. 65 as now located, more particularly described as follows: Begin at the southeast corner of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 25, Township 20 South, Range 3 West; thence run westerly along the south boundary line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 575 feet, more or less, to a point on the East Right of Way line of Interstate Highway No. 65; thence run northerly along the east R. O. W. line of Interstate Highway No. 65 for 1115 feet, more or less, to the point of intersection of the East R. O. W. line of Interstate Highway No. 65 and the South R. O. W. line of The Seaboard Coast Line R. R.; thence run southeasterly along the south R. O. W. line of said Railroad 580 feet, more or less, to the point of intersection of the south R. O. W. line of said railroad and the East boundary line of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 25, Township 20 S., Range 3 W.; thence run southerly along the east boundary line of said $\frac{1}{4}$ - $\frac{1}{4}$ section for 905 feet, more or less, to the point of beginning, and being 13.1 acres, more or less.

PARCEL TWO: Begin at the Northeast corner of Section 25, Township 20 South, Range 3 West; thence run Westerly along the North boundary line of said section 1295.42 feet, more or less, to a point on the center line of the Seaboard Coast Line R. R.; thence turn an angle of 90 degrees 56 $\frac{1}{2}$ minutes to the left and run Southerly along the center line of said Railroad for 1803.9 feet; thence turn an angle of 01 degrees, 36 minutes, 20 seconds to the left and continue along the center line of said Railroad 200.0 feet; thence turn an angle of 08 degrees, 57 minutes to the left and continue southeasterly along the center line of said Railroad for 200.00 feet; thence turn an angle of 12 degrees 01 minutes 40 seconds to the left and continue southeasterly along the center line of said railroad for 200.0

feet; thence turn an angle of 12 degrees 02 minutes 30 seconds to the left and continue southeasterly along the center line of said Railroad 200.0 feet; thence turn an angle of 12 degrees 06 minutes to the left and continue southeasterly along the center line of said Railroad for 200.0 feet; thence turn an angle of 11 degrees, 48 minutes, 20 seconds to the left and continue southeasterly along the center line of said Railroad 200.0 feet; thence turn an angle of 07 degrees, 51 minutes, 40 seconds to the left and continue southeasterly along the center line of said railroad for 200.0 feet; thence turn an angle of 01 degrees, 03 minutes 40 seconds to the left and continue southeasterly along the center line of said Railroad for 618.17 feet, more or less, to the point of intersection of the center line of the Seaboard Coast Line R. R. and the East boundary line of Section 25, Township 20 S., Range 3 West; thence run Northerly along the East boundary line of said Section 25, Township 20 South, Range 3 West, for 3,060 feet, more or less, to the

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Shelby Cnty Judge of Probate, AL
09/09/1977 12:00:00AM FILED/CERT

WILLIAM E. SWATEK
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ALABASTER ALA 35007
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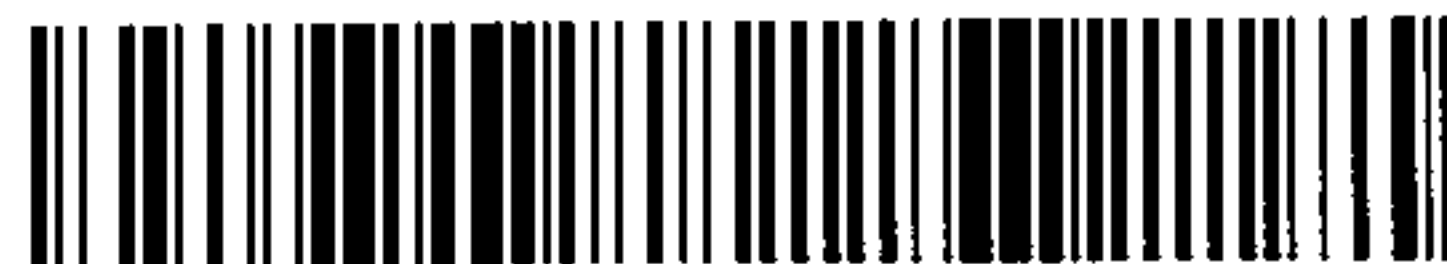
(Address) P. O. Box 825, Alabaster, Alabama 35007

easterly along the center line of said railroad for 200.0 feet; thence turn an angle of 01 degrees, 03 minutes 40 seconds to the left and continue southeasterly along the center line of said Railroad for 618.17 feet, more or less, to the point of intersection of the center line of the Seaboard Coast Line R. R. and the East boundary line of Section 25, Township 20 S., Range 3 West; thence run Northerly along the East boundary line of said Section 25, Township 20 South, Range 3 West, for 3,060 feet, more or less, to the point of beginning.

Excepted from the above described land is the Right of Way of the Seaboard Coast Line R. R. and the Right of Way of Interstate Highway No. 65 as now located.

The above described land is also subject to line permits to the Alabama Power Company and all other instruments of record.

James Donald Walters
PO Box 44
Bellevue, Ala. - 35124



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Shelby Cnty Judge of Probate, AL
09/09/1977 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 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 9th day of September 1977.

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WITNESS:

STATE OF ALABAMA, SHELBY CO. (Seal)
I CERTIFY THIS INSTRUMENT WAS FILED (Seal)

1977 SEP 12 AM 8:12 (Seal)

Thomas P. Lawrence
JUDGE OF PROBATE

STATE OF ALABAMA
Shelby COUNTY

Alberta Walters (Seal)
Alberta Walters

James Donald Walters (Seal)
James Donald Walters

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alberta Walters, a widow, & James Donald Walters, husband of within grantee, Syderia Walters, whose name is 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 9th day of September 1977.

Maurice C. Shuler
Notary Public.