

This instrument was prepared by

(Name) Louis Fleisher 1657

(Address) 529 Brown-Marx Building, Birmingham, Alabama 35203

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 One (\$1.00) and other valuable consideration DOLLARS

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

Fred H. Friedman and wife, Brenda Friedman

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

Randy Coleman and Wanda Coleman

(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:

That certain real property described in Exhibit "A" attached hereto, identified by the signatures of the parties hereto, and made a part hereof as though fully set out herein.  
The warranties of title are limited to Parcel I described in said Exhibit "A".

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19770914000096790 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
09/14/1977 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 ~~we~~ we do for myself (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 13<sup>th</sup> day of SEPTEMBER, 1977

WITNESS:

\_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal)

Fred H. Friedman (Seal)  
Brenda Friedman (Seal)  
\_\_\_\_\_(Seal)

STATE OF ALABAMA }  
Shelby COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Fred H. Friedman and wife, Brenda Friedman whose name 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 13<sup>th</sup> day of SEPTEMBER, A. D., 1977

My Commission April 21, 1981 Louis E. Atchison Notary Public.



EXHIBIT "A"

19770914000096790 2/2 \$.00  
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Property conveyed by Fred H. Friedman and wife, Brenda Friedman, to Randy Coleman and Wanda Coleman:

PARCEL I

A tract of land in the West 10 acres of the NE 1/4 of NE 1/4 of Section 2, Township 20 South, Range 1 West, particularly described as follows:

That portion of said West 10 acres of the NE 1/4 of NE 1/4 lying North of that certain existing private road which runs in a Northerly direction from the Quinn Cemetery Road from a point on said Quinn Cemetery Road just East of the East line of the West 10 acres of said NE 1/4 of NE 1/4 and which private road turns West to cross into the said West 10 acres of NE 1/4 of NE 1/4 at a point which is approximately 572.0 feet South of the Northeast corner of said NE 1/4 of NE 1/4. Said private road continues in a Northwesterly direction and crosses the North line of said 1/4 - 1/4 section at a point which is approximately 275.11 feet West of the Northeast corner of said 1/4 - 1/4 section. The parcel of land hereby conveyed consists of all of said West 10 acres of said 1/4 - 1/4 section lying North of said private road.

PARCEL II

Also conveyed hereby, but without warranty of title, is all of the grantors' right, title, interest and claim in and to all of that portion of the following described property which lies North of the Quinn Cemetery Road:

A tract of land in the NE 1/4 of NE 1/4 of Section 2, Township 20 South, Range 1 West, particularly described as follows: Commence at the Northeast Corner of said 1/4 - 1/4 section; thence run West along the North line of said 1/4 - 1/4 section a distance of 946.65 feet to the point of beginning of the tract herein described, which point is also the Northwest corner of the E.D. Hutson tract (described in Deed Volume 131, on Page 123, in the Probate Office of Shelby County, Alabama); thence West along the North line of said 1/4 - 1/4 section 86.19 feet, which said point is the Northeast corner of the West 10 acres of said 1/4 - 1/4 section; thence an angle to the left of 87° 38' 45", and run Southerly a distance of 1330.04 feet to a point in the South line of said 1/4 - 1/4 section; thence an angle to the left of 92° 05' 45" and run East along South line of said 1/4 - 1/4 section a distance of 85.56 feet; thence an angle to the left of 87° 52' and run Northerly a distance of 1330.5 feet to point of beginning.

Grantors reserve for themselves and for their heirs and assigns the unrestricted right and privilege to use the private road or roads located within Parcel II hereinabove conveyed but hereby grant an equal right to use said private road or roads to the grantees, their heirs and assigns.

Mineral and mining rights are excepted with respect to said Parcels I and II, and said Parcels I and II are conveyed subject to any existing easements.

GRANTEES:

Randy D. Coleman  
Randy Coleman

Wanda Coleman  
Wanda Coleman

GRANTORS:

Fred H. Friedman  
Fred H. Friedman

Brenda Friedman  
Brenda Friedman

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

1977 SEP 14 AM 11:07

Thomas A. [Signature]

Deed Tax .50  
Rec 3.00  
Ind. 1.00  
450

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