

This instrument was prepared by

(Name) HARRISON AND CONWILL

(Address) Columbiana, Alabama 35051



Jefferson Land Title Services Co., Inc.

316 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR- 6976

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 and other good and valuable considerations DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, G.V. Mason and wife, Lena Ruth Mason (herein referred to as grantors) do grant, bargain, sell and convey unto William Thomas Mason and wife, Diana G. Mason

(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 center of the Southern Railway Track, where the "Old Montgomery Dirt Road" crosses said railroad, and run in a southwesterly direction, parallel with said dirt road, a distance of 350 feet to a post on the eastern margin of said dirt road, which said post marks the southwest corner of the lot known as the "Oakley Lot"; run thence North 55 deg. 15 min. East 488.00 feet to the point of beginning; thence continue in the same direction a distance of 236.00 feet; thence turn an angle of 125 deg. 10 min. to the right and run a distance of 69.00 feet; thence turn an angle of 71 deg. 45 min. to the left and run a distance of 61.00 feet; thence turn an angle of 98 deg. 30 min. to the right and run a distance of 142.50 feet; thence turn an angle of 86 deg. 17 min. 39 sec. to the right and run a distance of 202.90 feet to the point of beginning. Situated in the NE 1/4 of the NE 1/4 of Section 3, Township 24 North, Range 12 East, and a part of fractional Section 28, Township 22 South, Range 3 West, Shelby County, Alabama, and containing 0.57 acres.

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Barcode and filing information: 19780127000010480 1/1 \$ .00 Shelby Cnty Judge of Probate, AL 01/27/1978 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 25th day of January, 1978.

WITNESS:

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

1978 JAN 27 AM 11:43 (Seal)

Thomas A. Davidson, Jr. JUDGE OF PROBATE (Seal)

G.V. Mason (Seal) G.V. Mason Lena Ruth Mason (Seal) Lena Ruth Mason

STATE OF ALABAMA Shelby COUNTY

Deed 50 Rec. 1.50 Incl. 1.00 General Acknowledgment 3.00

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that G.V. Mason and wife, Lena Ruth Mason 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 25th day of January, 1978