

This instrument was prepared by

(Name) Dale Corley 7/4/6 TITLE NOT EXAMINED

(Address) 2117 Magnolia Avenue

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

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

That in consideration of Fifty-Nine Thousand and no/100 DOLLARS

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

Grady P. Huff, an unmarried woman

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

Hugh B. Mitchell, Jr. and wife, Amy B. Mitchell

(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 easements and restrictions of record.



19780201000012900 1/2 \$.00
Shelby Cnty Judge of Probate, AL
02/01/1978 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 (xx) do for myself (xxxxxx) and for my (xxx) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (xxxxxx) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (xxx) have a good right to sell and convey the same as aforesaid; that I (xxx) will and my (xxx) 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(s) and seal(s), this 30th day of January, 1978.

WITNESS:

(Seal)

Grady P. Huff
Grady P. Huff

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Grady P. Huff, an unmarried woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of January, A. D., 1978.

CORLEY & HALBROOKS
ATTORNEYS AT LAW

SUITE 103

2117 MAGNOLIA AVENUE

Notary Public.

EXHIBIT "A"

A parcel of land situated in Northeast Quarter of the Southeast Quarter of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows:

Commence at the Southwest corner of the Northeast Quarter of the Southeast Quarter of Section 1, Township 20 South, Range 3 West, thence in a Northerly direction along the westerly line of said quarter-quarter section a distance of 523.48 feet; thence $28^{\circ}15'30''$ to the right and run 290.14 feet; thence 90° to the left and run 155.95 feet to the point of beginning of the parcel herein conveyed; from said point turn an angle to the right of $61^{\circ}44'30''$ and 491.53 feet; thence $90^{\circ}45'30''$ to the right and run 348.63 feet; thence $112^{\circ}34'30''$ to the right and run 245.95 feet; thence 90° to the left and run 126.13 feet; thence $94^{\circ}55'30''$ to the right, and run 309.82 feet; thence 90° to the right and run 99.90 feet; thence 90° to the left and run 50 feet; thence 90° to the right and run 123.43 feet to the point of beginning.

Grady P. Huff

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

1978 FEB -1 AM 9:00

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Deed	20.00
Rec.	3.00
Ind.	1.00
	<u>24.00</u>

Accty. 374-



19780201000012900 2/2 \$.00
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