

This instrument was prepared by

360

(Name) Richard W. Bell, Bell & Johnson, Attorneys at Law

(Address) P. O. Box 427, Pelham, Alabama 35124, Phone: 205/663-9000

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 hundred and no/100 dollars (\$100.00) and other good and valuable consideration

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

Joseph Carrier

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

Michael J. Adney and wife, Donna S. Adney

(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:

BOOK 311 PAGE 992

A part of the NW 1/4 of the NW 1/4, Section 16, Township 21, Range 1 West, described as follows: Commence at a point on the North line of said 1/4 1/4 Section where the same is intersected by the Northernmost right of way line of the Joinertown Road, and run thence in a southeasterly direction along said Joinertown paved highway right of way a distance of 340 feet to the point of beginning of the property herein conveyed; thence turn to the left and run Northeasterly to a point on the Northern boundary of said 1/4 1/4 Section which is 340 feet from the point of commencement herein, which said point is also the Northeastern most corner of property conveyed to Viva Davis by deed recorded in Deed Book 299, page 394, in the Probate Records of Shelby County, Alabama; thence turn to the right and run Easterly along the northern boundary of said 1/4 1/4 Section a distance of 90 feet; thence turn to the right and run Southerly a distance of 270 feet, more or less, to a point on the Northern right of way line of the paved Joinertown Highway, which said point is 120 feet in an easterly or southeasterly direction from the point of beginning.



19780508000055830 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/08/1978 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, I have hereunto set my hand(s) and seal(s), this 22nd day of December, 1977.

WITNESS:

STATE OF ALA. SHELBY CO. (Seal)
I CERTIFY THIS INSTRUMENT WAS FILED (Seal)
1978 MAY -8 AM 8:54 (Seal)
JOSEPH CARRIER (Seal)

STATE OF ALABAMA SHELBY COUNTY

Thomas A. Snowdon
JUDGE OF PROBATE

Rec. 1.00
3.00
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph Carrier 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of December, A. D., 1977

Michael J. Adney
P.O. Box 745
Alabaster Ala - 35007

Notary Public