This instrum s prepared by:	Su	sion 349	Lot 15,00	P. k	Page
NAME James D. Haynes ADDRESS 1400 River Road, N.E.	QQ	Q	S	T	R
Tuscaloosa, Al. 35404 SOURCE OF TITLE: Deed-Wood Lumber Co	NE	NE	35	25N	15E
BOOK: 394 PAGE: 335 BOOK: 149 PAGE: 541	(ETU PA	1701 17	150x 4 150x 4	34	

STATE OF ALABAMA)
SHELBY COUNTY)

CORPORATION WARRANTY DEED Jointly for Life with Remainder to Survivor

NOW ALL MEN BY THESE PRESENTS, That for and in consideration of ONE DOLLAR AND THE EXCHANGE OF LIKE KIND LANDS (\$1.00) Dollars, to the undersigned Grantor, GULF STATES PAPER CORPORATION, a corporation, in hand paid by ELLIS M. DUNCAN and wife LORETTA H. DUNCAN the receipt whereof is acknowledged, the said GULF STATES PAPER CORPORATION does by these presents, grant, bargain, sell and convey unto the said

(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:

ELLIS M. DUNCAN and wife LORETTA H. DUNCAN

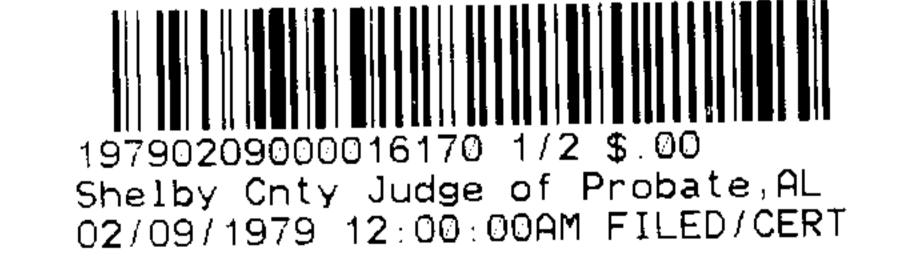
SURFACE RIGHTS ONLY TO: A parcel of land being three (3) acres more or less in the Northeast corner of the NE¹/₄ of NE¹/₄, Sec. 35, T24N,R15E, Shelby County, Alabama, and further bounded and described as follows: Begin at the NE corner (iron rail) of said NE¹/₄ of NE¹/₄ of Sec. 35; thence West along north line of said NE¹/₄ of NE¹/₄ for a distance of 374.2 feet to a point (and an APCO concrete marker) said point being at that certain datum plain of 397 feet above mean sea level as established by the United States Coast Geodetic survey as adjusted in January 1955; thence meander southwardly, southeasterly and eastwardly along said 397 foot elevation to a point intersecting with the east line of said NE¹/₄ of NE¹/₄, said point being 302 feet more or less south of the NE corner of said NE¹/₄ of NE¹/₄; thence north along east line of said NE¹/₄ of NE¹/₄ for a distance of 302 feet more or less to the point of beginning; all being in the NE¹/₄ of NE¹/₄, Sec. 35, T24N, R15E.

Property is conveyed subject to an Alabama Power Company power transmission easement.

Grantor reserves unto itself, its successors and assigns, a sixty (60) foot wide road right of way along the east boundary of herein conveyed property to be used in conjunction with Grantee.

Grantor reserves unto itself, its successors and assigns, all oil, gas,

Grantor reserves unto itself, its successors and assigns, all oil, gas, mineral and mining rights.



Together with all and singular the tenements, hereditaments, and appurtenances, thereto belonging or in any wise appertaining and the reversion or the reversions, remainder or remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest dower and the right to dower, property possession, claim and demand whatsoever, as well in law as in equity, of the said grantor, of, in, and to the same and every part or parcel thereof, with the appurtenances.

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 said Granter does for itself, its successors and assigns, covenant with said Grantee(s) their heirs and assigns, that it lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same aforesaid, and that it will, and its

Ellis M. Muncan 19th 1 Box - 134

successors and assigns shall, warrant a their heirs, executors an	nd defend the same to the said Grantee(s), d assigns forever, against the lawful claims				
f all persons.					
IN WITNESS WHEREOF, the said	GULF STATES PAPER CORPORATION has				
ereunto set its signature by	E. E. LOPER its Vice President,				
no is duly authorized on this the	e 8th day of February, 1979.				
TTEST:	GULF STATES PAPER CORPORATION				
distinction of the contract of	By:				
ts: Secretary	As Its: <u>Vice President</u>				
hose name as Vice President of Gloss signed to the foregoing conveys					

319 FEB 19 PM 2: 28 Lee x 300

JUDGE OF PROBATE

19790209000016170 2/2 \$.00 Shelby Cnty Judge of Probate,AL 02/09/1979 12:00:00AM FILED/CERT