

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

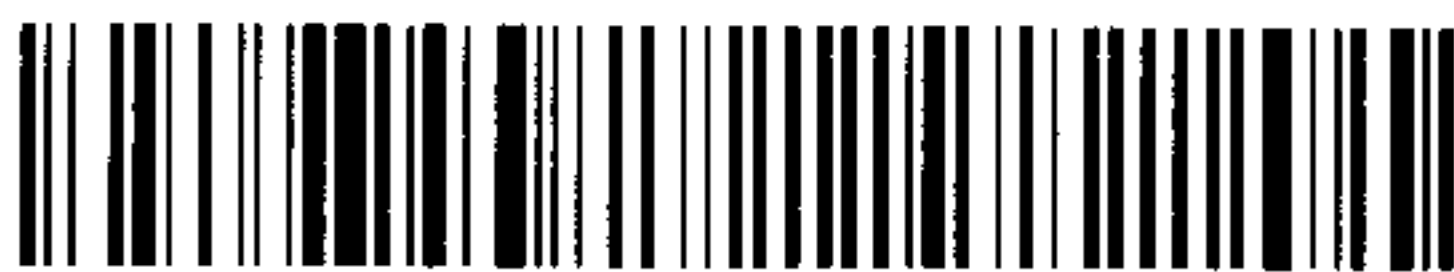
STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of THREE THOUSAND, SEVEN HUNDRED FIFTY & NO/100 (\$3,750.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
W. D. Upton and wife, Ann Upton; Hugh Sims, Jr. and wife, Jo Ellen Sims
(herein referred to as grantors) do grant, bargain, sell and convey unto
Merel E. Upton and wife, Jimmie Nell Upton
(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:

Begin at the SE corner of the S½ of the SW¼ of the NW¼ of Section 34, Township 21 South, Range 1 West; thence run North, along the East line of said ¼ ¼ Section a distance of 670.85 feet; thence turn an angle of 91 deg. 26 min. 33 sec. to the left and run a distance of 325.00 feet; thence turn an angle of 88 deg. 33 min. 23 sec. to the left and run a distance of 670.33 feet; thence turn an angle of 91 deg. 21 min. 11 sec. to the left and run a distance of 325.00 feet to the point of beginning. Being the East 325.00 feet of the S½ of the SW¼ of the NW¼ of Section 34, Township 21 South, Range 1 West, Shelby County, Alabama, and containing 5.00 acres.

Also, a 60.00 ft. easement, 30.00 feet on either side of a centerline described as: Commence at the SE corner of the S½ of the SW¼ of the NW¼ of Section 34, Township 21 South, Range 1 West; thence run North along the East line of said ¼ ¼ Section a distance of 30.00 feet to the point of beginning; thence turn an angle of 88 deg. 38 min. 53 sec. to the right and run a distance of 580.00 feet, more or less, to the NW right of way line of Alabama State Hwy. No. 25 and the point of ending.



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Shelby Cnty Judge of Probate, AL
04/11/1979 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 April day of 1979

W. D. Upton (Seal)
Ann Upton (Seal)
Hugh Sims, Jr. (Seal)
Jo Ellen Sims (Seal)

1979 APR 11 AM 8:22
Rec 400
200
100
700

STATE OF ALABAMA
SHELBY COUNTY
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that W.D. Upton and Ann Upton; Hugh Sims, Jr. and Jo Ellen Sims 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 10th day of April, 1979.

Merel E. Upton
1393

Joan Rivers Winters
Notary Public