

This instrument was prepared by

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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

1158

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR



19790529000065380 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/29/1979 12:00:00AM FILED/CERT

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100-----Dollar

to the undersigned grantor, The TeePee, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

J. Guy Horton, Jr. and Constantina L. Horton

(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 Northwest corner of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 9, Township 18 South, Range 1 East; thence run Southerly along the west line for a distance of 611.06 feet, to the point of beginning; thence turn 108 deg. 36 min. 30 sec. to the left for a distance of 102.30 feet; thence turn 16 deg. 06 min. to the left for a distance of 71.18 feet; thence turn 27 deg. 01 min. to the left for a distance of 77.22 feet; thence turn 7 deg. 28 min. 30 sec. to the left for a distance of 195.52 feet; thence turn 57 deg. 51 min. to the left for a distance of 63.31 feet; thence turn 93 deg. 13 min. 48 sec. to the left for a distance of 94.01 feet; thence turn 15 deg. 14 min. 4 sec. to the left for a distance of 133.05 feet; thence turn 8 deg. 53 min. to the left for a distance of 120.40 feet; thence turn 10 deg. 16 min. 30 sec. to the left for a distance of 97.24 feet to the point of beginning.

This deed is executed for the purpose of correcting the description contained in that certain deed dated August 24, 1976 and recorded in Deed Book 304, Page 225 in the Probate Office of Shelby County, Alabama.

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 GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9 day of April 1979.

ATTEST:

STATE OF ALA. SHELBY CO.
JUDICIAL OFFICE
FILED

THE TEEPEE, INC.

By Thurman Wayne McDaniel President

SECRETARY
MAY 29 PM 3:14
Correction

STATE OF MARYLAND
COUNTY OF

NO TAX COLLECTED

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that whose name as President of The TeePee, Inc. a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the

day of

1979.

Form ALA-33

Notary Public
12/28/79
7-1-80

HARRISON and CONWILL