[redacted] [redacted] 915 [redacted]

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

1979101900013668O 1/2 $.00
Shelby Cnty Judge of Probate,AL
10/19/1979 12:00:00AM FILED/CERT

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 other valuable considerations and One and No/100 ($1.00)---------DOLLARS

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

Kenneth G. Sims and wife, Martha B. Sims; and John H. Sims and wife, Cynthia R. Sims

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

James H. Stone and wife, Mertice G. Stone

(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:

An easement to back up and impound surface waters over and across the following described parcel:

Begin at the Southwest corner of the NE¼ of the NE¼, Section 21, Township 20 South, Range 1 East; thence run North along the West line of said quarter-quarter section a distance of 40.00 feet; thence turn an angle of 90 deg. 58 min. 45 sec. to the right and run a distance of 120.00 feet; thence turn an angle of 90 deg. 58 min. 45 sec. to the right and run a distance of 40.00 feet to the South line of said quarter-quarter section; thence turn an angle of 89 deg. 01 min. 15 sec. to the right and run along the South line of said quarter-quarter section, a distance of 120.00 feet to the point of beginning.

The grantees and their successors in title will have permission to keep and maintain a lake or a portion of a lake on said parcel as a part of the lake which they have constructed in the year 1978 on grantees's property which is situated to the West of the above described parcel. The grantors will not have any fishing rights, swimming rights, stock watering rights, or any other rights to use said lake or the water therefrom.

The rights and easements hereby granted are perpetual and shall be deemed to run with the land.

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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 ..... day of August, 1979

[redacted]

x Kenneth G. Sims (Seal)
x Martha B. Sims (Seal)
(Seal)

x John H. Sims (Seal)
x Cynthia R. Sims (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 Kenneth G. Sims and wife, Martha B. Sims whose names 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 15 day of ~~August~~ Oct A. D., 1979

Notary Public.

(acknowledgment continued on back)

STATE OF ALABAMA
Marshall COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John H. Sims and wife, Cynthia R. Sims, whose names 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 22nd day of August, 1979.

Linda Wray
Notary Public

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1979 OCT 19 PM 3:43

JUDGE OF PROBATE

Deed, 5.0
Rec. 4.00
Ind. 1.00
5.50

19791019000136680 2/2 $.00
Shelby Cnty Judge of Probate,AL
10/19/1979 12:00:00AM FILED/CERT

RETURN TO

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM
LAWYERS TITLE INSURANCE CORP.
Title Insurance
BIRMINGHAM, ALA.