



american title insurance company

This instrument was prepared by 2115 3RD AVENUE NORTH • BIRMINGHAM, AL 35203 • (205) 254-8080

(Name) Executrix, Estate of Gordon S. Cross

(Address) County Road 14, Birmingham, AL 35243

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and 00/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we Robert J. Cross, wife Flora J. Cross; Lynelle Cross Mullins, husband Robert J. Cross; Vivian Cross Parrish, husband Lawana Parrish; Hildred Cross Swann, husband William Swann (herein referred to as grantors) do grant, bargain, sell and convey unto

Vivian and Lawana Parrish

(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 south west corner of Section 14, Township 19 South, Range 2 West; thence run north along the west line of said section on an azimuth of 1 degrees 39 minutes 08 seconds 546.39 feet to a point on the curved R. O. W. on the south side of Shelby County Highway #14, said curve having a Radius of 1252.97 feet, a central angle of 32 degrees 04 minutes and a Tangent of 360.08 feet; thence an azimuth of 116 degrees 09 minutes 34 seconds south easterly along the chord to said curve 692.14 feet to a 6 inch square concrete marker, said marker being the P. T. of said curve; thence an azimuth of 132 degrees 09 minutes 30 seconds south easterly along the south R. O. W. of said Shelby #14 Highway 109.97 feet to a 6 inch square marker; thence an azimuth of 216 degrees 48 minutes 35 seconds south westerly 253.09 feet to a point on the south line of said Section 14 also the north line of Section 23; thence an azimuth of 227 degrees 39 minutes 16 seconds south westerly into said Section 23 a distance of 773.17 feet to an existing crimp iron on the west line of said Section 23; thence an azimuth of 0 degrees 36 minutes 27 seconds north along the said west line of said Section 23 a distance of 554.56 feet to the north west corner of said Section 23 and the point of beginning, said Tract " A " (1) contains 10.03 acres.

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 GRANTEE their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrance 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 day of July, 1980.

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Jami Ray Martin, a Notary Public in and for said County, in said State hereby certify that Robert J. Cross, Flora J. Cross, Lynelle Cross Mullins, Vivian Cross Parrish, Lawana Parrish, Hildred Cross Swann, and William Swann whose names are subscribed 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 21st day of July, 1980.