

This instrument was prepared by

This deed prepared without evidence of title insurance. Description supplied by grantors.

(Name) Mike T. Atchison, Attorney at Law

(Address) P.O. Box 822, 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 Five Hundred and No/100 (\$500.00) DOLLARS and other good and valuable consideration.

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

Howard P. Gates and wife, Corine Gates (herein referred to as grantors) do grant, bargain, sell and convey unto

✓ Vernon Dewey Johnson and wife, Willie Jean Johnson (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:



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Shelby Cnty Judge of Probate, AL  
11/04/1980 00:00:00 FILED/CERTIFIED

A lot 150 feet by 150 feet situated in the Southwest corner of the following described real estate: Begin at the NW corner of the SE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 26, Township 19 South, Range 2 East and run thence Southerly along the West boundary of said Section 26, 1902 feet to the North margin of the Old Glaze Ferry Road; thence Northeasterly along the North margin of said Old Glaze Ferry Road 561 feet; thence Northerly and parallel with the West boundary of said Section 26, 1679 feet to the North boundary of said SW $\frac{1}{4}$  of NW $\frac{1}{4}$ ; thence Westerly along the North boundary of said Quarter-Quarter Section 561 feet to point of beginning, situated in Shelby County, Alabama. Said lot or parcel of land being more particularly described as follows, to-wit: Commencing at the Southwest corner of the above described lot or parcel of land run along the North margin of Old Glaze Ferry Road in a Northeasterly direction a distance of 150 feet to a point; thence run in a Northerly direction parallel with the West line of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of said Section 26 a distance of 150 feet; thence run in a Southwesterly direction parallel with the North margin of Old Glaze Ferry Road a distance of 150 feet, more or less, to the West line of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of said Section 26; thence run South along the West line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section a distance of 150 feet, more or less, to the point of beginning.

It is intended to convey and there is hereby conveyed, a parcel of land having the above dimensions and lying in the aforesaid Section, Township, and Range on which a Lee Quality Home is constructed whether aforesaid parcel is correctly described as above or not.

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 4<sup>th</sup> day of November, 1980

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

DOCUMENT WAS FILED

(Seal)

1980 NOV -4 PM 12:48

(Seal)

Howard P. Gates, Jr.

CLERK OF COURT (Seal)

Deed 50

Rec. 1.50

Ind. 1.00

3.00

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Howard P. Gates and wife, Corine Gates whose name s 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 4<sup>th</sup> day of November, A. D., 1980

My Commission Expires March 17, 1982

Notary Public.

My Commission Expires March 17, 1982