

(Name) Wallace, Ellis, Head & Fowler, Attorneys
(Address) Columbiana, Alabama 35051

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Shelby Cnty Judge of Probate, AL
12/23/1980 00:00:00 FILED/CERTIFIED

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 ONE HUNDRED FIFTY THOUSAND & NO/100 (\$150,000.00) DOLLARS
of which \$43,500.00 has been paid in cash and balance of \$106,500 secured by purchase money
mortgage to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Earl Foust and wife, Dora Foust
(herein referred to as grantors) do grant, bargain, sell and convey unto
Donald B. Bristow and wife, Alice S. Bristow

(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:

All that part of the property described on Exhibit "A" attached hereto which lies West
of four-lane U. S. Highway #31, said Exhibit "A" being incorporated by reference
hereto and made a part and parcel hereof, as fully as if set out herein.

Grantor reserves a Vendor's Lien in the amount of \$106,500.00

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 23
day of October Dec., 19 80

WITNESS:

(Seal) Earl Foust (Seal)
(Seal) Dora Foust (Seal)
(Seal) (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Earl Foust and wife, Dora Foust
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 23 day of October A. D., 19 80.

Notary Public.

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EXHIBIT "A"

LEGAL DESCRIPTION:

PARCEL 1:

Commence on the East line of the old dirt Birmingham-Montgomery Highway where the same intersects the Southern line of the Keystone Lime Company lot and run South along said highway 420 feet to the Southwest corner of the A. H. Cost lot, which point is the point of beginning of the lot herein conveyed; thence continue south along said highway 157½ feet; thence run East 420 feet; thence run North 157½ feet; thence run West 420 feet to the point of beginning; being situated in the W½ of NW¼ of Section 25, Township 20, Range 3 West, Shelby County, Alabama. Mineral rights being excepted.

PARCEL 2:

Commence on the East line of the old dirt Birmingham-Montgomery Highway where the same intersects the Southern line of the Keystone Lime Company lot and run South along said highway 420 feet to the Southwest corner of the A. H. Cost lot, which point is the Northwest corner of a lot owned by Earl Foust and Elma Foust; thence continue along said dirt highway 157½ feet to the Southwest corner of said lot owned by Earl Foust and Elma Foust; thence East along the South line of said Foust lot, run 210 feet to the point of beginning of the lot herein conveyed; thence run South along the East line of the Pauline and Raymond Worthy lot 157½ feet; thence run East 210 feet; thence run North 157½ feet to the South line of said lot owned by Earl Foust and Elma Foust; thence along same West 210 feet to the point of beginning; being situated in W½ of NW¼ of Section 25, Township 20, Range 3 West, Shelby County, Alabama. Mineral rights being excepted.

PARCEL 3:

A strip of land 12 feet wide lying along the East line of the above described lots, said strip being more particularly described as follows: Commence at the Southeast corner of Parcel 2 hereinabove described and run East, 12 feet; thence North 5 degrees West, 315 feet; thence West 12 feet; thence South along the East boundary of Parcels 1 and 2 hereinabove described, which line is also the East boundary of a lot formerly known as the Will Smith lot, 315 feet to the point of beginning; being situated in the W½ of the NW¼ of Section 25, Township 20, Range 3 West, Shelby County, Alabama. Mineral rights being excepted.

PARCEL 4:

A lot on the West side of U.S. Highway #31 right of way described as follows: Commence at a point on said right of way, which point is North 18 degrees West, 13 feet from mouth of concrete culvert under said right of way; thence South 12 degrees West, and along right of way, 200 feet to the Northeast corner of lot formerly known as the Carl Smith lot; thence West 12.5 feet to the East line of a lot owned by A.D. Davis; thence along said Davis lot run North 5 degrees West, 210 feet; thence run in an Easterly direction 73 feet to the point of beginning and containing 16/100 acres, more or less, and being situated in the W½ of NW¼ of Section 25, Township 20, Range 3 West, Shelby County, Alabama. Mineral and mining rights excepted.

EXCEPTING from above described land that portion of said lands sold to Shelby County for right of way for 4-lane Birmingham-Montgomery Highway as described in Deed Book 176, Page 340, in Probate Office.

STATE DEPT. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED

1980 DEC 23 AM 11:49

James A. [unclear]
NOTARY PUBLIC

Deed 43-50

Rec. 300

Ind. - 100

4750

See mtg. 408-737

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Earl Foust
Dora Foust