

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler, Attorneys 2,000.00 E.E.

(Address) 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 } KNOW ALL MEN BY THESE PRESENTS, SHELBY COUNTY }

That in consideration of OTHER VALUABLE CONSIDERATION & ONE & NO/100 (\$1.00) DOLLARS

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

Ethel S. Estes, a widow

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

✓ Sandra Estes Black and husband, Gary Black

Barcode: 19810309000026550 Pg 1/1 .00 Shelby Cnty Judge of Probate, AL 03/09/1981 00:00:00 FILED/CERTIFIED

(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:

A part of the SE 1/4 of the SE 1/4 of Section 32, Township 17, Range 1 East, Shelby County, Alabama, more particularly described as follows: Begin at the point of intersection of the Southeasterly right of way line of the Central of Georgia Railroad and the South line of said Quarter-Quarter Section; thence run Easterly along the said South line of said Quarter-Quarter Section 632 feet; thence turn to the left and run Northerly in a straight line 424 feet more or less to the point in the Southeasterly right of way line of said Central of Georgia Railroad 632 feet Northeasterly from the point of beginning; thence turn to the left and run Southwesterly along the Southeasterly right of way line of said railroad back to point of beginning.

985  
1331

LESS AND EXCEPT that portion of the above described property which was previously conveyed to Ronnie W. Gullede and wife, Sally A. Gullede, as shown by deed recorded in Deed Book 285, at page 64 office of the Judge of Probate of Shelby County, Alabama, and that portion of said property which was conveyed to the grantees, Sandra Estes Black and husband, Gary Black, as shown by deed recorded in Deed Book 318, at page 988 in said Probate Office.

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, I have hereunto set my hand(s) and seal(s), this February day of 19 81

WITNESS:

STATE OF ALABAMA, SHELBY COUNTY (Seal)

I CERTIFY THIS DEED HAS FILED (Seal)

1981 MAR 9 AM 8:39 (Seal)

Ethel S. Estes (Seal)

(Seal)

(Seal)

STATE OF ALABAMA SHELBY COUNTY JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ethel S. Estes whose name 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of March February 19 81

Rt 1 Box 1042 Leeds 35094

Notary Seal: X Carol Stewart Public