

7001
This instrument was prepared by Harrison, Conwill, Harrison & Justice
Attorneys at Law
P.O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

1500
19810731000083400 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
07/31/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY)

That in consideration of One Dollar (\$1.00) and the execution of a deed from grantors to grantees on this date, to the undersigned grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we JAMES E. CAMPBELL and wife, JEANETTE CAMPBELL; and J.L. BOLTON and wife, PEGGY BOLTON, (herein referred to as grantors) do grant, bargain, sell and convey unto DEWEY F. BOLTON and SADIE BOLTON (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 Southeast corner of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 11, Township 21 South, Range 1 East; thence proceed in a Westerly direction along the South boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ Section for 1424.07 feet to a point; thence turn an angle of 90 degrees 24 minutes 05 seconds right and run 1329.88 feet to a point; thence turn an angle of 90 degrees 16 minutes 24 seconds left and run along the North boundary of Section 11, Township 21 South, Range 1 East, for 441.52 feet to a point; thence turn an angle of 81 degrees 17 minutes 34 seconds right and run 279.42 feet to the point of intersection with the South right-of-way line of the Southern Railroad; thence turn an angle of 94 degrees 34 minutes 55 seconds right and run along said South R.O.W. line of Railroad for 236.25 feet to a point, being the P.C. of a curve; thence continue along said R.O.W. along a curve to the left (concave Northerly and radius =5779.58 feet) for an arc distance of 781.76 feet to a point, being the P.T. of said curve; thence continue along said R.O.W. along a tangent Section for 1598.53 feet to a point; thence turn an angle of 102 degrees 13 minutes 35 seconds right and run along the West boundary of the E $\frac{1}{2}$ of the SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 2, Township 21 South, Range 1 East, for 730.89 feet to the point of intersection with the South boundary of said Section 2; thence turn an angle of 89 degrees 38 minutes 57 seconds right and run along said Section line for 665.59 feet to a point, being the Southwest corner of SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 21 South, Range 1 East; thence turn an angle of 89 degrees 55 minutes left and run along the West boundary of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 11, Township 21 South, Range 1 East, for 1326.65 feet to the point of beginning. Said parcel is lying in the N $\frac{1}{2}$ of Section 11, Township 21 South, Range 1 East, and the S $\frac{1}{2}$ of Section 2, Township 21 South, Range 1 East, and contains 71.1 acres.
Said property is subject to easements and rights-of-way of record.
Situated in Shelby County, Alabama.

BOOK 334 PAGE 175

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 we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 hands and seals, this

24th day of July, 1981.

19810731000083400 Pg 2/2 .00
Shelby Cnty Judge of Probate, AL
07/31/1981 00:00:00 FILED/CERTIFIED

James E. Campbell (SEAL)
James E. Campbell

J.L. Bolton (SEAL)
J.L. Bolton

Jeanette Campbell (SEAL)
Jeanette Campbell

Peggy Bolton (SEAL)
Peggy Bolton

STATE OF ALABAMA)

General Acknowledgment

SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that James E. Campbell and wife, Jeanette Campbell, 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 24 day of July, 1981.

Francis Hardy
Notary Public

My Commission Expires September 8, 1983

STATE OF ALABAMA)

General Acknowledgment

SHELBY COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that J.L. Bolton and wife, Peggy Bolton, 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 25 day of July, 1981.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
NOTARIAL INSTRUMENT WAS FILED

Francis Hardy
Notary Public

My Commission Expires September 8, 1983

1981 JUL 31 AM 8:08

Thomas A. Snowdon, Jr.
JUDGE OF PROBATE

Deed .50
Rec. 4.00
Ind. 1.00
5.50

BOOK 334 PAGE 176

