

This instrument was prepared by

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W.M.P.

(Name) WALLACE, ELLIS, HEAD & FOWLER



(Address) COLUMBIANA, ALABAMA 35051

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Shelby Cnty Judge of Probate, AL
08/19/1981 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 and no/100 ---- 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,
M. M. Argo, Jr. and wife, Dorothy W. Argo

(herein referred to as grantors) do grant, bargain, sell and convey unto
M. M. Argo, Jr. and wife, Dorothy W. Argo

(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:

The descriptions of the parcels of land to be conveyed are incorporated by
reference as Exhibits "A" and "B" attached hereto and made part and parcel
hereof as fully as if set out herein. Said Exhibits "A" and "B" being signed
for identification purposes by grantors.

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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 19th
day of August, 19 81

WITNESS:

..... (Seal)
..... (Seal)
..... (Seal)

M M Argo Jr (Seal)
M. M. Argo, Jr.
Dorothy W. Argo (Seal)
Dorothy W. Argo (Seal)

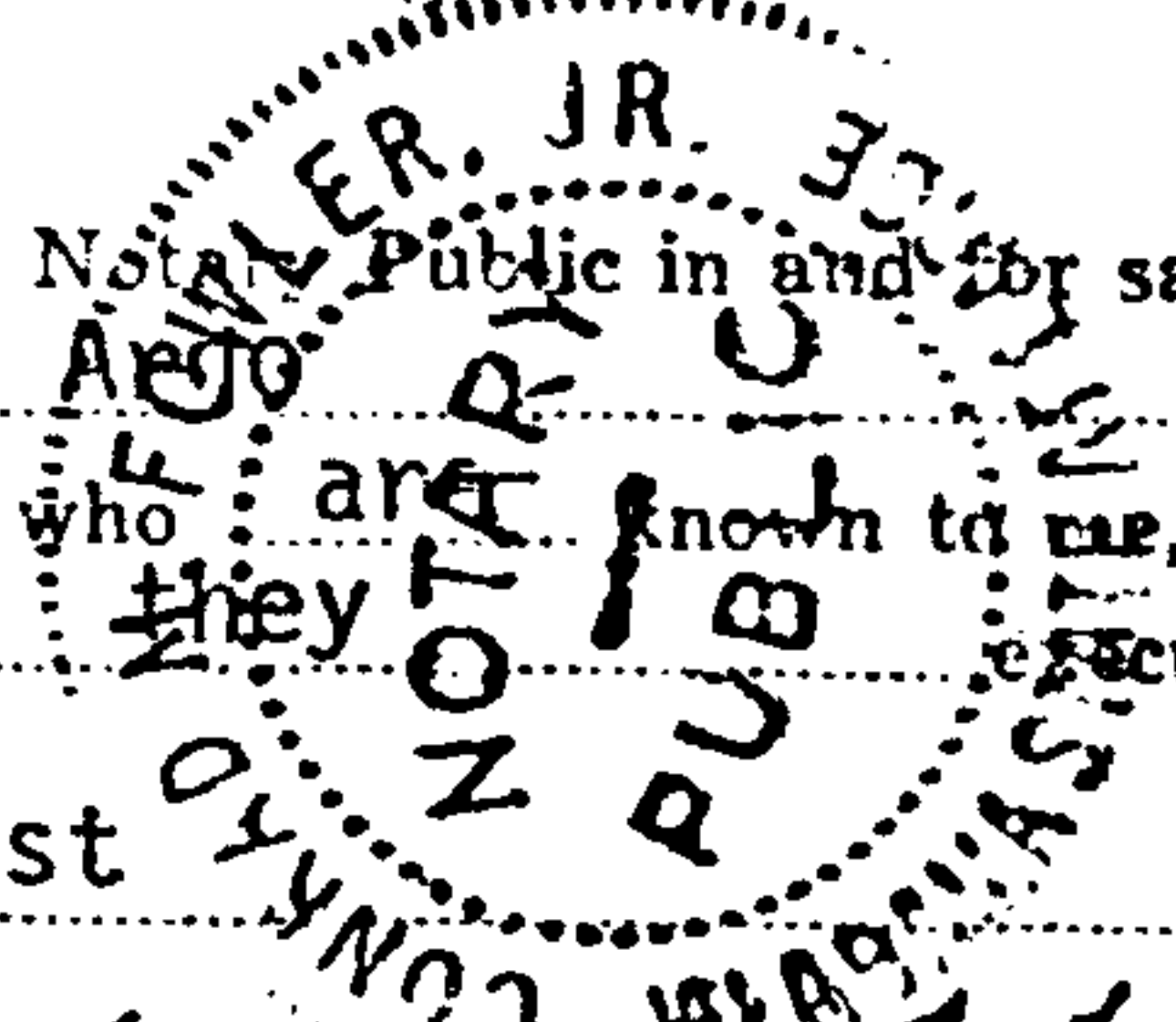
STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that M. M. Argo, Jr. and wife, Dorothy W. Argo
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 19th day of August, A. D., 19 81

At 1 Box 256
Columbiana



.....
..... y Public.

The SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 11, Township 21 South, Range 2 West, consisting of 40 acres, more or less, situated in Shelby County, Alabama.

Subject to restrictive covenants, rights of way, easements, restrictions, limitations and agreements of record.

Mineral and mining rights excepted.

The SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West.

Also begin at the northeast corner of SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, and run thence along the east line of said quarter-quarter section south 1 deg. 23 min. east 131.0 feet to the point of beginning; thence South 57 deg. 30 min. west 461.1 feet to the center line of the old road leading from the former dwelling house of grantor to the Columbiana-Saginaw paved road; with the center line of said road, run south 0 deg. 50 min. west 116.6 feet; thence south 6 deg. 59 min. west 854.1 feet to the south side of said quarter-quarter section; thence along said south side south 89 deg. 41 min. east 520.0 feet to the southeast corner; thence along the east line north 1 deg. 23 min. west 1209.9 feet to the point of beginning.

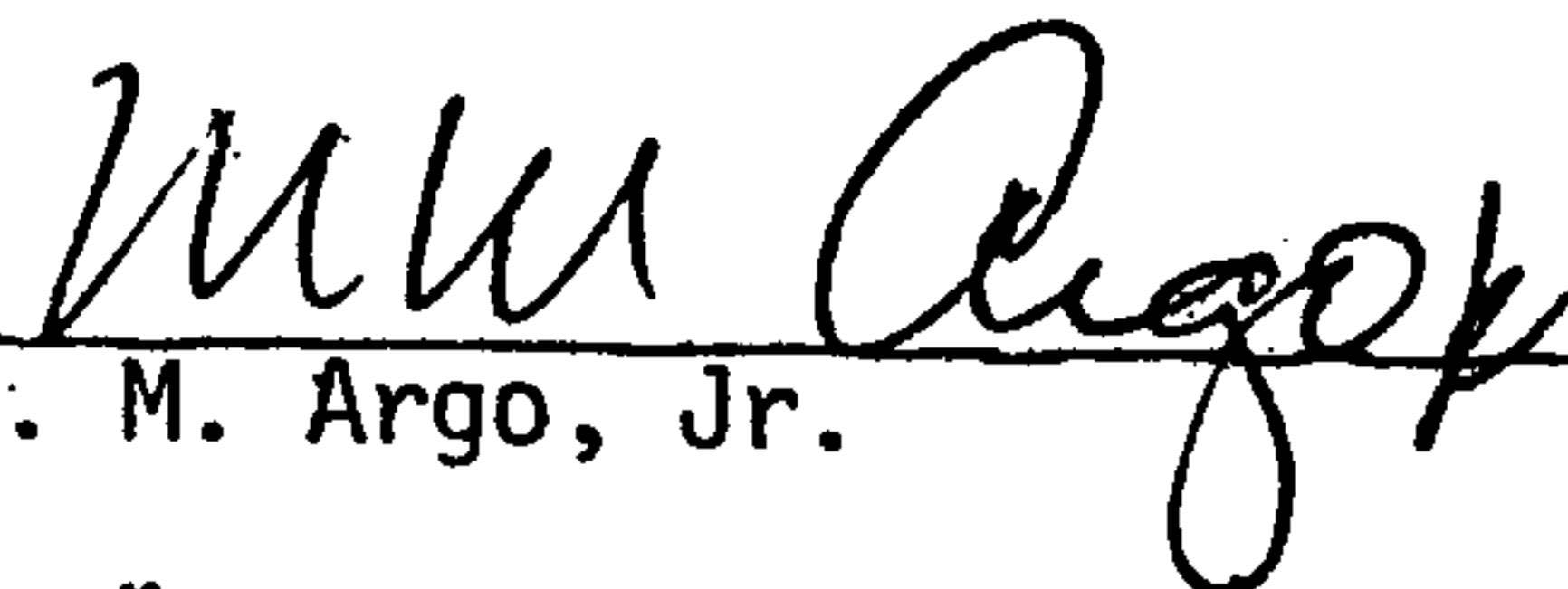
Also all rights reserved by L. T. Bounds, a widower, in that certain deed from L. T. Bounds and wife to Dean R. and Earlene H. Upson dated August 29, 1955, and recorded in Deed Book 179, page 504 in the Probate Office of Shelby County, Alabama.

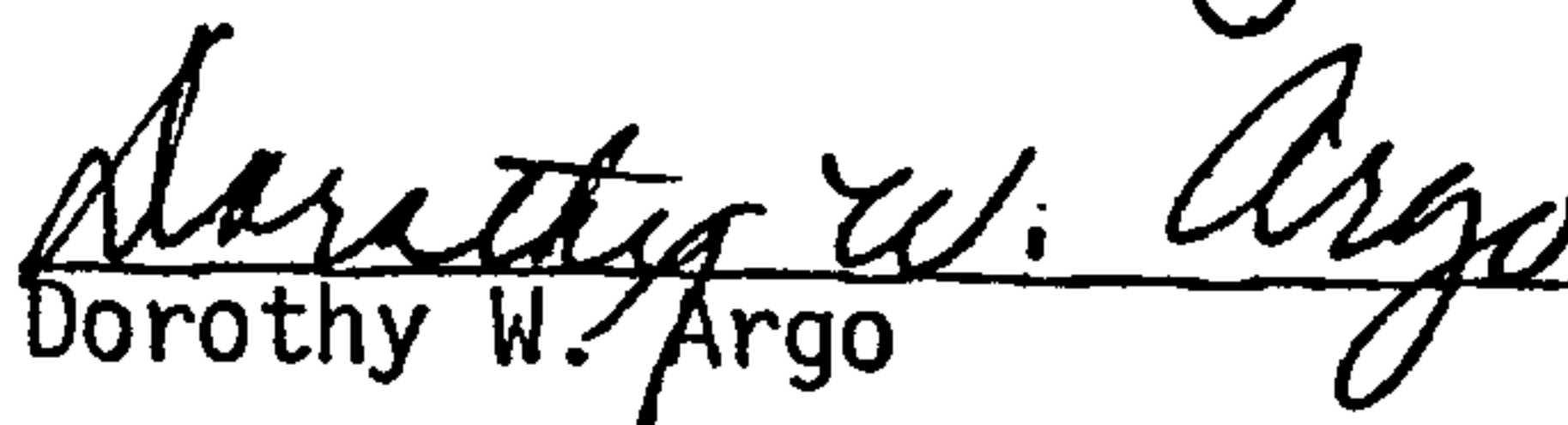
Subject to all roadways and easements now of record pertaining to said land.

Part of the East Half (E $\frac{1}{2}$) of the Southwest Quarter (SW $\frac{1}{4}$) of Section 11, Township 21 South, Range 2 West, being more particularly described as follows: Beginning at the Northeast corner of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, thence South along the East line of said quarter-quarter section to the Southeast corner thereof; thence 58 deg. 26" to the right in a Southwesterly direction a distance of 514.3 feet, more or less, to a point on the East right of way line of the Green

Valley Road, as shown by the map recorded in Map Book 3, Page 8, in the Office of the Judge of Probate of Shelby County, Alabama (which road is also referred to as Project CP-2-60); thence turn to the right and run in a Northerly direction along the East right of way of said Green Valley Road a distance of 760 feet, more or less, to the point where said East right of way is intersected by the Northwest boundary line of the lands of the said Dean R. Upson as described by deed recorded in Deed Book 174, at page 504; thence in a Northeasterly direction along said Northwest boundary line of the lands of the said Dean R. Upson a distance of 510 feet to a point; thence 5 deg. 30" to the left a distance of 120 feet; thence 30 deg. 23" to the left a distance of 53.8 feet; thence 23 deg. 45" to the left a distance of 93.4 feet; thence to the right in a straight line to the Northeast corner of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, being the point of beginning. Mineral and mining rights excepted.

SIGNED FOR IDENTIFICATION:


M. M. Argo, Jr.


Dorothy W. Argo

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PAGE 2 of EXHIBIT "A"

All that part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, which lies South of the property hereinabove described and East of the right of way of Green Valley Road, and also all that part of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 11, which lies North of the property hereinabove described and East of the property conveyed by L. T. Bounds to Micajah W. Lupton as shown by deed recorded in Deed Book 205, at Page 178, in the Office of the Judge of Probate of Shelby County, Alabama.

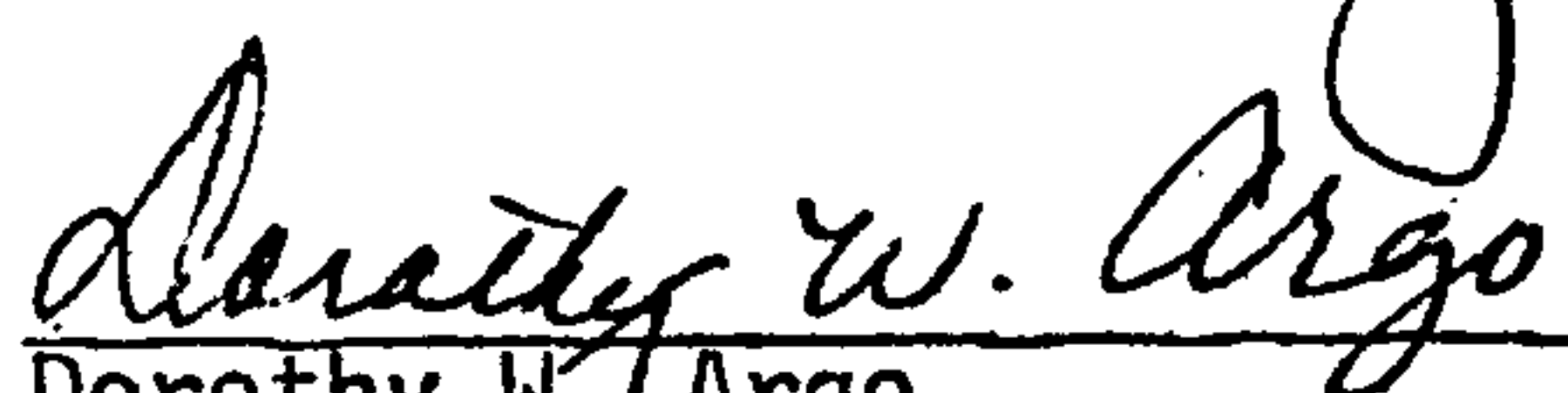
All that part of the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, which lies East of the East line of the right of way of Green Valley Road as shown by the map recorded in Map Book 3, at Page 8, in the Office of the Judge of Probate of Shelby County, Alabama, (said road also referred to as Project CP-2-60), all situated in Shelby County, Alabama.

All that part of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 21 South, Range 2 West, which lies east of the following described line: Commence at the Southwest corner of said quarter-quarter section and run in a Northeasterly direction at an angle of 67 deg. 35' to the West line of said quarter-quarter section a distance of 626 feet; thence left 43 deg. 43' a distance of 695.8 feet to a point; thence 5 deg. 30' left a distance of 120 feet to a point; thence 30 deg. 23' to the left a distance of 53.8 feet to a point; thence 23 deg. 45' to the left a distance of 93.4 feet to a point; thence 3 deg. 57' to the right a distance of 234.2 feet, more or less to a point on the North line of said quarter-quarter section; thence run Easterly along the said North line of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ a distance of 622.1 feet to the Northeast corner of said quarter-quarter section.

SIGNED FOR IDENTIFICATION:



M. M. Argo, Jr.



Dorothy W. Argo

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EXHIBIT "B"

The North Quarter of the Southeast Quarter of the Northwest Quarter (N 1/4 of the SE 1/4 of the NW 1/4) of Section 11, Township 21 South, Range 2 West, situated in Shelby County, Alabama.

Subject to restrictive covenant running with the land restricting subdivision and use of property, as recorded in Deed Volume 204 Page 206 in the Office of the Judge of Probate of Shelby County, Alabama; minerals and mining rights not owned by the Corporation; right of way granted to Louisville & Nashville Railroad Company by instrument recorded in Deed Book 19, Page 308 in the Office aforesaid; easements to Alabama Power Company as shown by instruments recorded in Deed Book 131, Page 419 and Deed Book 136, Page 464, in said Office; rights regarding construction of dams, water flow rights and rights pertaining thereto as set out in Agreement between L. T. Bounds and Dean R. and Earlene H. Upson dated March 27, 1959, and recorded in Volume 200, Page 207 in said Office, and all rights outstanding, conditions, limitations and restrictions arising out of instrument headed "Easement running with land, and Agreement", dated April 1, 1959, and entered into between L. T. Bounds and Green Valley, Inc., recorded in Volume 200, Page 269 in said Probate Office.

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SIGNED FOR IDENTIFICATION:

M M Argo, Jr
M. M. Argo, Jr.

Dorothy W. Argo
Dorothy W. Argo

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1981 AUG 19 AM 10:08
Thomas G. Snowden, Jr.
JUDGE OF PROBATE

Seal tax - 10.00
Rec. 6.00
1.00
17.00