

This instrument was prepared by

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Pelham, Alabama 35124



This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Road

P. O. Box 689

Pelham, Alabama 35124

Telephone 988-5600



AGENT FOR

ST. PAUL TITLE

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Thousand and no/100 (\$10,000.00)-----DOLLARS

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

Alvis Neville Lee and husband, Joseph Donald Lee

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

Eddie G. Clayton and Denise L. Clayton

(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 Bibb County, Alabama to-wit:

Commence at the Southeast corner of the Southeast Quarter of Southwest Quarter of Section 35, Township 24 North, Range 11 East, and run North along the East line of said Quarter-Quarter Section for a distance of 657.0 feet to a point; thence through an angle of 90 degrees run West for a distance of 176.4 feet to the point of beginning of the property hereinafter described. From said point of beginning continue in a Westerly direction as a projection of the last described line for a distance of 471.6 feet to a point; thence run in a Southerly direction along the centerline of a graded roadway through an angle of 90 degrees for a distance of 403.0 feet to a point; thence run in an Easterly direction through an angle of 90 degrees for a distance of 373.0 feet to a point; thence run in a Northeasterly direction through an angle to the left of 65 degrees and 30 minutes for a distance of 438.4 feet to the point of beginning. Said parcel being a portion of Tract #2 of Margaret B. Frederick property in Section 35, Township 24 North, Range 11 East, according to survey prepared by E. M. Smith on March 13, 1965, which is recorded in Map Book 2, Page 5, in the Probate Office of Bibb County, Alabama. Situated in Bibb County, Alabama.

Mining and mineral rights not owned by Grantor excepted.

Subject to easements and restrictions of record.

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 30th day of April, 1982.

WITNESS: STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Rec 10.00
Dec 1.50
Jud 1.00
12.50 1982 MAY -7 AM 8:23
F. R. A. Snowden, Jr.
JUDGE OF PROBATE

Alvis Neville Lee
ALVIS NEVILLE LEE
Joseph Donald Lee
JOSEPH DONALD LEE

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alvis Neville Lee and husband, Joseph Donald Lee 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 30th day of April, A. D., 1982.