

This instrument was prepared by

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**Cahaba Title, Inc.**

Highway 31 South at Valleydale Road

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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 Fifty Nine Thousand and no/100 (\$59,000.00)-----DOLLARS

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

William B. Surface and wife, June Surface

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

Robert E. Pilkerton and June M. Pilkerton

(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 parcel of land located in the Northwest Quarter of Section 22, Township 22 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the Northwest corner of the SW- $\frac{1}{4}$  of the NW- $\frac{1}{4}$  of said Section 22; thence run North along the West line of said Section 22 a distance of 847.72 feet; thence turn right 91 deg. 10 min. 00 sec. a distance of 358.57 feet to point of beginning; thence turn right 88 deg. 50 min. 00 sec. a distance of 915.16 feet to North side of Davila Drive thence turn left 94 deg. 26 min. 18 sec. along said Drive extended a distance of 88.43 feet to Point of Curve of a curve to the left having a central angle of 70 deg. 31 min. 44 sec. and a radius of 25.00 feet; thence run along the arc of said curve a distance of 28.87 feet to the end of said curve and the P.C. of a curve to the right having a central angle of 125 deg. 15 min. 52 sec. and a radius of 50.00 feet; thence run along the arc of said curve a distance of 109.31 feet; thence from the tangent of said curve turn left 50 deg. 17 min. 50 sec. a distance of 376.18 feet; thence turn right 44 deg. 06 min. 34 sec. a distance of 439.67 feet to the centerline of Shoal Creek; thence run Northeasterly along said Creek the following angles and distances: Turn left 54 deg. 32 min. 49 sec. a distance of 63.55 feet; turn left 20 deg. 59 min. 31 sec. a distance of 105.48 feet; thence left 34 deg. 49 min. 16 sec. a distance of 273.13 feet; thence left 06 deg. 23 min. 43 sec. a distance of 235.26 feet; thence turn left 55 deg. 05 min. 23 sec. leaving said Creek a distance of 784.95 feet; thence turn left 51 deg. 05 min. 52 sec. a distance of 741.43 feet to the point of beginning.

Subject to easements and restrictions of record.

\$30,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 29th day of June, 1982

WITNESS:

NOTARY PUBLIC, SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT TO BE  
CORRECTLY FILED

(Seal)

1982 JUL -1 AM 8:52

(Seal)

Thomas G. Spivey, Jr.

NOTARY PUBLIC (Seal)

William B. Surface

(Seal)

WILLIAM B. SURFACE

June Surface

(Seal)

JUNE SURFACE

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

Deed 29.00  
Rec. 1.50  
Ind. 1.00  
31.50

General Acknowledgment

I, the undersigned

hereby certify that William B. Surface and wife, June Surface

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 29th day of June, A. D. 1982.

Notary Public