

This instrument was prepared by

979

(Name) Erline Mayhew

(Address) Columbiana, Al.

Form 1-1-5 Rev. 1-66

WARRANTY DEED, ~~WHICH MAY BE USED IN ANY STATE WHERE TITLE INSURANCE IS REQUIRED~~ 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

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

(herein referred to as grantors) do grant, bargain, sell and convey unto
/ Faye Bristow Etrass

(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:

Commence at the NW corner of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Sec. 26, T 21 S, R 1 W, thence run South 1 deg. 51 min. East a distance of 447 feet to the Southeast R/W line of the Southern Railroad and the Northeast corner of Columbiana Homes, Inc., Housing Project, thence continue South 1 deg. 51 min. East a distance of 791.19 feet to a point on the South R/W line of Alabama State Hwy # 70, thence run South 78 deg. 57 min. West along the South R/W line of said Ala. State Hwy # 70 a distance of 479.71 feet more or less to the point of beginning; thence continue in a westerly direction along the South R/W line of said Ala. State Hwy # 70 a distance of 165 feet, more or less to the Northeast corner of the Town Creek Apartments property, thence turn an angle to the left and run in a Southerly direction along the East property line of Town Creek Apartments a distance of 700 feet more or less to the centerline of Little Beeswax Creek/ Town Creek, thence turn an angle to the left and run along the centerline of said Creek a distance of 120 feet more or less, thence turn an angle to the left and run in a northerly direction a distance of 750 feet more or less to the point of beginning and containing 2.36 acres, more or less. Situated in the City of Columbiana, Shelby County, Alabama.

Grantor reserves the right for life survivorship

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 30 day of August, 1982.

STATE OF ALA. SHELBY CO. DEED TAX 50
WITNESS THIS REC. 1.50
COUNTY WAS FILED Ld. 1.00
1982 AUG 30 AM 8:18 300. (Seal)

Estelle Bristow (Seal)
Estelle Bristow (Seal)

Judge of Probate (Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Erline B. Mayhew, a Notary Public in and for said County, in said State, hereby certify that Estelle Bristow, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, 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 30 day of August, A. D., 1982

Erline B. Mayhew Public.