

Form 1-1-27 Rev. 1-66  
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama 25,000.00

STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar and other good and valuable considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,  
Jack L. Gaut, also known as Jack Leon Gaut, a single man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

✓ Rita Gaut, also known as Henrietta Gaut

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

From the Northeast corner, NW $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West run thence South 2 degrees 30 minutes West 137.31 feet; thence South 32 degrees 51 minutes West 198.31 feet to an iron, the point of beginning of the property herein described; thence North 85 degrees 40 minutes West 322.44 feet to an iron; thence North 21 degrees 11 minutes East 41.42 feet to an iron; thence South 78 degrees 24 minutes East 312.92 feet to the point of beginning; being a part of the NW $\frac{1}{4}$  of NE $\frac{1}{4}$  of Section 29, Township 19 South, Range 1 West, Shelby County, Alabama, and containing 0.14 acres more or less. This property is part of that same property which is deeded from B. M. Turner to C. T. Turner, as recorded in Deed Book 194, Page 200, Shelby County Probate Office, Columbiana, Alabama, and as located by existing fence lines which are claims of possession.

BOOK PAGE 343 303

This deed is given in accordance with that certain divorce decree issued out of the Circuit Court Tenth Judicial Circuit of Alabama, Case No. DR 81 505-709 WCZ, dated the 25 day of March, 1982, forever divorcing the Grantee and Grantor herein named.

It is the intention of the within named grantor who is vested with title to said property jointly for and during the lives of the Grantor and Grantee 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, to sever and terminate said joint tenancy and convey all title and right of survivorship, together with every contingent remainder and right of reversion now vested in them, and to vest absolute title in said Grantee, Rita Gaut, also known as Henrietta Gaut.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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 hands(s) and seal(s), this 18 day of May, 1982

NOTARY PUBLIC  
SHELBY COUNTY  
FAIRFIELD (Seal)

Jack L. Gaut (Seal)  
Jack L. Gaut

1982 OCT 28 AM 9:06 (Seal)

Thomas A. ... (Seal)  
NOTARY PUBLIC

STATE OF ALABAMA }  
Jefferson COUNTY }

Deed 25.00  
Rec. 1.50  
Ind. 1.00  
27.50  
General Acknowledgment

the undersigned authority  
I, Thomas A. ..., a Notary Public in and for said County, in said State, hereby certify that Jack L. Gaut, also known as Jack Leon Gaut, a single man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance the executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18 day of May, A. D., 1982  
Thomas A. ...  
Notary Public.