

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-15 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 LOVE & AFFECTION AND ONE & NO/100 (\$1.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Lizzie Julia Jane Frost, a widow; Dora Grace F. Smith a widow; Amelia F. Lum and husband, James G. Lum; Julia F. Wilson and husband, Hal Wilson; Edgar G. Frost and wife, Norma W. Frost (herein referred to as grantors) do grant, bargain, sell and convey unto

Tommy Joe Sanders and wife, Nena Frost Sanders

(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 SE corner of the NW $\frac{1}{4}$  of the SW $\frac{1}{4}$  of Section 13, Township 22 South, Range 3 West and run thence North along the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 330 feet to the point of beginning of the parcel herein described; thence run West, parallel with the South line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section, a distance of 660 feet, more or less, to a point on the West line of the E $\frac{1}{2}$  of said  $\frac{1}{4}$   $\frac{1}{4}$  Section; thence run North along said West line of the E $\frac{1}{2}$  of said  $\frac{1}{4}$   $\frac{1}{4}$  Section, a distance of 330 feet to a point; thence run East, parallel with the South line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section a distance of 660 feet, more or less, to a point on the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section; thence run South, along the East line of said  $\frac{1}{4}$   $\frac{1}{4}$  Section, a distance of 330 feet to the point of beginning, containing 5 acres, more or less.

Subject to easements and rights of way of record.

The grantors warrant that said Lizzie Julia Jane Frost is the widow of E. D. Frost; that said E. D. Frost died intestate in the year 1968 while a resident of Shelby County, Alabama; and that the grantors, Dora Grace F. Smith, Amelia F. Lum, Julia F. Wilson, and Edgar G. Frost are the only children ever born of said E. D. Frost; that said E. D. Frost was generally known as "Ed Frost" or "Edgar Frost".

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 21st day of February, 1983

Julia F. Wilson (SEAL)  
(Julia F. Wilson)  
Hal Wilson (Seal)  
(Hal Wilson)  
Edgar G. Frost (Seal)  
(Edgar G. Frost)  
Norma W. Frost (Seal)  
(Norma W. Frost)

Lizzie Julia Jane Frost (SEAL)  
(Lizzie Julia Jane Frost)  
Dora Grace F. Smith (Seal)  
(Dora Grace F. Smith)  
Amelia F. Lum (Seal)  
(Amelia F. Lum)  
James G. Lum (Seal)  
(James G. Lum)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lizzie Julia Jane Frost, a widow 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of February, A. D., 1983.

Rt. 1 Box 225  
Calera, Ala.  
35040

X [Signature] Notary Public.

STATE OF ALABAMA  
COUNTY OF \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dora Grace F. Smith, a widow 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of February, 1983.

Frank Ellis Jr  
Notary Public

STATE OF ALABAMA  
COUNTY OF \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Amelia F. Lum and husband, James G. Lum 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 21st day of February, 1983.

Evelyn Coughran  
Notary Public

BOOK 348 PAGE 51  
STATE OF ALABAMA  
COUNTY OF \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Julia F. Wilson and husband, Hal Wilson 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 21st day of February, 1983.

STATE OF ALA. SHELBY CO. Rec'd tax: 50

I CERTIFY THIS

NOTARIAL WAS FILED

Rec. 6.00

Ind. 1.00

1983 JUN 27 AM 8:15

760

Linda W. Helt  
Notary Public

STATE OF ALABAMA  
COUNTY OF \_\_\_\_\_

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Edgar G. Frost and wife, Norma W. Frost 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 21st day of February, 1983.

Evelyn Coughran  
Notary Public