

This instrument was prepared by

This Form furnished by:

(Name) COURTNEY H. MASON, JR.

Cahaba Title, Inc.

(Address) P. O. BOX 1007
ALABASTER, ALABAMA 35007

Highway 31 South at Valleydale Road
P. O. Box 689
Pelham, Alabama 35124



Policy Issuing Agent for
Safeco Title Insurance Co.
TELEPHONE: 988-5600

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of SEVEN THOUSAND FIVE HUNDRED AND NO/100TH (\$7,500.00) DOLLARS

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

EDNA DUNAWAY DAVENPORT, A WIDOW

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

LARRY R. CULVER AND WIFE, SHERRY P. CULVER

(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 situated in the Northeast 1/4 of the Northeast 1/4 of Section 13, Township 20 South, Range 3 West, Shelby County, Alabama; Commence at the point of intersection of the South line of said 1/4-1/4 section and the northwest right of way line of Shelby County Highway No. 33; thence northeast along said right of way line a distance of 200 feet to the point of beginning; thence 1 deg. 43 min. 09 sec. right 217.15 feet; thence 112 deg. 31 min. 50 sec. left and run in a westerly direction 319.30 feet; thence 60 deg. 43 min. 51 sec. left and run southwest along the top of ridge 291.66 feet; thence 126 deg. 30 min. 15 sec. left and run in northeasterly direction 382.06 feet to the point of beginning; being situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

EDNA DUNAWAY DAVENPORT IS ONE AND SAME PERSON AS EDNA DUNAWAY, GRANTEE IN DEED BOOK 122, PAGE 132.

GRANTOR'S ADDRESS: Route 3, Box 763, Pelham, Alabama 35124

GRANTEES' ADDRESS: 820-H Nob Hill Drive, Birmingham, Alabama 35209

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 12TH day of SEPTEMBER, 1983

WITNESS:

Deed TAX 7.50
Rec 1.50
Ind 1.00
10.00
STATE OF ALA. SHELBY CO.
COUNTY CLERK (Seal)
1983 SEP 14 PM 1:11 (Seal)

Edna Dunaway Davenport (Seal)
EDNA DUNAWAY DAVENPORT

(Seal)

(Seal)

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that EDNA DUNAWAY DAVENPORT, 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 SHR executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12TH day of SEPTEMBER, A. D. 1983