

This instrument was prepared by

1038  
SEND TAX NOTICE TO:  
Bich Chau Thi Nguyen  
1827 Lakeknoll Drive  
Helena, AL 35080

(Name) Douglas Rogers, Attorney at Law

(Address) 1920 Mayfair Drive, Birmingham, AL 35209

Form 1-1-6 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 Thirty-one Thousand Seven Hundred and no/100----- DOLLARS and assumption of the below mentioned mortgage.

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, John Lawrence Hall and wife, Debra Lee Hall, and, Sherry Lynn Kidd and husband, John Kidd, (herein referred to as grantors) do grant, bargain, sell and convey unto

Bich Chau Thi Nguyen

(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:

Begin at the Southwest corner of the NW 1/4 of the NE 1/4 of Section 33 Township 20 South, Range 3 West, Shelby County, Alabama; thence in an Easterly direction along the south boundary of said 1/4-1/4 section 144.48 feet to the point of beginning; thence continue in an easterly direction along said south boundary 144.49 feet; thence turn 90 deg. 00 min. to the left in a northerly direction 230.0 feet; thence turn 90 deg. 00 min. to the left in a westerly direction 148.87 feet; thence turn 91 deg. 05 min. to the left in a southerly direction 230.08 feet, more or less to the point of beginning.

ALSO, an easement for ingress and egress situated in the NW 1/4 of NE 1/4 Section 33, Township 20 South, Range 3 West, Shelby County, Alabama said easement being 20 feet in width, or 10 feet on each side of a center line which is more particularly described as follows:

From the Southwest corner of said NW 1/4 of NE 1/4, run in an easterly direction along the south line of said 1/4-1/4 section for a distance of 288.97 feet, thence turn an angle to the left of 90 deg. 00 min. and run in a northerly direction for a distance of 190 feet, more or less, to a point in the center of a concrete driveway, thence turn an angle to the right of 44 deg. more or less, and run in a northeasterly direction along the center-line of said concrete driveway for a distance of 45 feet, more or less, to the edge of a gravel travelway being the point of ending.

(SEE REVERSE HEREOF FOR CONTINUATION)

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 17 day of October, 1983.

WITNESS:

Deborah J. Blackmon (Seal)

Deborah J. Blackmon (Seal)

(Seal)

STATE OF GEORGIA

CLARKE

COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John Lawrence Hall and wife Debra Lee Hall 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 17 day of October, A. D., 1983

General Acknowledgment

John Kidd

Notary Public.

Notary Public, Georgia, State at Large  
My Commission Expires Aug. 19, 1984

State of Alabama

County of Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sherry Lynn Kidd and husband, John Kidd, 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 13 day of October, 1983.

*J. Douglas Rogers*  
NOTARY PUBLIC

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(CONTINUATION)

Subject to restrictions, easements, rights of way and building lines of record.

Subject to taxes for 1983.

Subject to mortgage from John Lawrence Hall and Sherry Lynn Hall to Johnson and Associates Mortgage Co. dated February 2, 1976, recorded in Mortgage Book 352, Page 20, assigned to Stockton, Whatley, Davin & Co., which grantee herein agrees to assume and pay according to its terms.

Sherry Lynn Kidd and Sherry Lynn Hall are one and the same person.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1983 OCT 21 AM 9:50  
By Mtg 352-20  
H38-92  
"James" A. [Signature]  
JUDGE OF PROBATE

Deed TAX 9.00  
Rec 3.00  
Jud 1.00  
13.00

RETURN TO

TO

WARRANTY DEED  
JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR

THIS FORM FROM  
LAWYERS TITLE INSURANCE CORP.  
Title Insurance  
BIRMINGHAM, ALA.