

(Name) DANIEL M. SPITLER  
 Attorney at Law  
 (Address) 1972 Chandalar Office Park  
Pelham, Alabama 35124

**Cahaba Title, Inc.**  
 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-

\$00.00

STATE OF ALABAMA  
 SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Trade to Grantor of another easement DOLLARS

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

Dora H. McBrayer, a widow

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

Thomas W. Strickland and Barbara W. Strickland

(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:

Legal description for a non-exclusive 30 foot road easement:

Commence at the NE corner, SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 3, Township 19 South, Range 2 East, and run North 23.46 feet to the Point of Beginning, said point being 15.0 feet from the Northwesterly right-of-way of Plantation Pipeline, said point being the center of a 30.0 foot easement, thence turn 114 deg. 39 min. 43 sec. to the left and run Southwesterly along said centerline 275.16 feet, thence turn 3 deg. 42 min. 23 sec. to the left and run Southwesterly 149.45 feet, thence turn 23 deg. 37 min. 59 sec. to the left and run Southwesterly 87.34 feet, thence turn 19 deg. 00 min. 00 sec. to the right and run Southwesterly 555.27 feet, thence turn 4 deg. 37 min. 59 sec. to the right and run Southwesterly to the Northeasterly right-of-way of Highway 25; being situated in Shelby County, Alabama.

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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 day of September 19 83

WITNESS:

(Seal)  
 (Seal)  
 (Seal)

*Dora H. McBrayer* (Seal)  
 DORA H. McBRAYER  
 (Seal)  
 (Seal)

STATE OF ALABAMA  
 SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dora H. McBrayer, 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 16th day of September A. D. 1983

*Daniel M. Spitler*  
 2100 Lyndgate Dr. Bldg A  
 Pelham, AL 35124

STATE OF ALABAMA )

SHELBY COUNTY )

ACKNOWLEDGMENT OF EASEMENT

We, the undersigned, acknowledge that Thomas W. Strickland and wife, Barbara W. Strickland, and heirs and assigns, have a non-exclusive easement set out hereinbelow across certain property owned by Dora H. McBrayer. Said non-exclusive easement is more particularly described as follows, to-wit:

Legal description for a non-exclusive 30 foot road easement:  
Commence at the NE corner, SW $\frac{1}{4}$  of the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 3, Township 19 South, Range 2 East, and run North 23.46 feet to the Point of Beginning, said point being 15.0 feet from the Northwestern right-of-way of Plantation Pipeline, said point being the center of a 30.0 foot easement, thence turn 114 deg. 39 min. 43 sec. to the left and run Southwesterly along said centerline 275.16 feet, thence turn 3 deg. 42 min. 23 sec. to the left and run Southwesterly 149.45 feet, thence turn 23 deg. 37 min. 59 sec. to the left and run Southwesterly 87.34 feet, thence turn 19 deg. 00 min. 00 sec. to the right and run Southwesterly 555.27 feet, thence turn 4 deg. 37 min. 59 sec. to the right and run Southwesterly to the Northeasterly right-of-way of Highway 25; being situated in Shelby County, Alabama.

We also have an easement across a portion of this described easement and we acknowledge that our easement is non-exclusive and we have no objection to the easement owned by Thomas W. Strickland and wife, Barbara W. Strickland, as set out hereinabove.

Done this 14<sup>TH</sup> day of September, 1983.

Anthony G. Howard  
ANTHONY G. HOWARD

Bonnie E. Howard  
BONNIE E. HOWARD

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1983 NOV -7 PM 12:49

Thomas P. Strickland  
JUDGE OF PROBATE

Deed TAX. 50  
Rec 3.00  
Ind 1.00  
H. 50