

This instrument was prepared by 2665  
(Name) James C. Pino, Attorney at Law  
(Address) P.O. Box 766, Alabaster, AL 35007



This Form furnished by:

**Cahaba Title, Inc.**

1970 Chandalar South Office Park  
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

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

That in consideration of Thirty Four Thousand Nine Hundred and No/100 (\$34,900.00) DOLLARS

to the undersigned grantor, Tom Cory Realty, Inc. a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the  
said GRANTOR does by these presents, grant, bargain, sell and convey unto

John F. Jernigan and Becky Jernigan

(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 located in the SE $\frac{1}{4}$  of the SE $\frac{1}{4}$  of Section 7 and the NE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of  
Section 18; all in Township 21 South, Range 2 West, Shelby County, Alabama, described as  
follows: Commence at the Southeast corner of said Section 7, thence run West along the  
South line of said Section 7 a distance of 844.46 feet to the point of beginning; thence  
turn right 87 deg. 12 min. 35 sec. a distance of 412.33 feet to the centerline of Shelby  
County Highway No. 340; thence run southeasterly along said centerline the following angles  
and distances; thence turn right from last course 98 deg. 54 min. 16 sec. a distance of  
85.64 feet; thence turn right 00 deg. 50 min. 08 sec. a distance of 65.05 feet; thence turn  
right 02 deg. 33 min. 28 sec. a distance of 62.23 feet; thence turn right 05 deg. 22 min.  
30 sec. a distance of 60.50 feet; thence turn right 05 deg. 53 min. 28 sec. a distance of  
70.14 feet; thence turn right 06 deg. 06 min. 35 sec. a distance of 54.42 feet; thence turn  
right 05 deg. 05 min. 41 sec. a distance of 62.81 feet; thence turn right 05 deg. 45 min.  
47 sec. a distance of 61.51 feet; thence turn right 09 deg. 41 min. 13 sec. a distance of  
53.90 feet; thence turn right 08 deg. 37 min. 01 sec. a distance of 60.23 feet; thence turn  
right 04 deg. 29 min. 46 sec. a distance of 62.23 feet; thence turn right 01 deg. 54 min. 37  
sec. a distance of 62.04 feet; thence turn right 01 deg. 38 min. 10 sec. a distance of 83.59  
feet; thence turn right 113 deg. 07 min. 20 sec. leaving said centerline a distance of  
629.49 feet; thence turn right 90 deg. 00 min. 00 sec. a distance of 56.11 feet to the point  
of beginning. LESS AND EXCEPT that part lying within the County Highway right-of-way;  
being situated in Shelby County, Alabama.  
MINERAL AND MINING RIGHTS EXCEPTED.

CONTINUED ON REVERSE HEREOF

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 con-  
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said  
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant  
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President,  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of November 1983.

ATTEST:

TOM CORY REALTY, INC.

By Tom Cory President  
TOM CORY

STATE OF ALABAMA }  
COUNTY OF SHELBY }

I, the undersigned  
State, hereby certify that Tom Cory  
whose name as President of Tom Cory Realty, Inc.  
a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as  
the act of said corporation,

Given under my hand and official seal, this the 28th day of November 1983.

Form ALA-33

James C. Pino  
Notary Public

James C. Pino

## Subject to:

- (1) Taxes due October 1, 1984.
- (2) Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 101 Page 121 and Deed Book 129 Page 40 in Probate Office.
- (3) Right-of-Way granted to Shelby County by instrument recorded in Deed Book 237 Page 378 in Probate Office.
- (4) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 76 Page 81 and Deed Book 324 Page 391, and is presently being assessed by Gulf States Paper Corporation in Probate Office.
- (5) Subject to any property that lies within the right of way of a public road.

\$24,900.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Subject to timber deed to cut commercial pine timber given to Union Camp.

Return to:

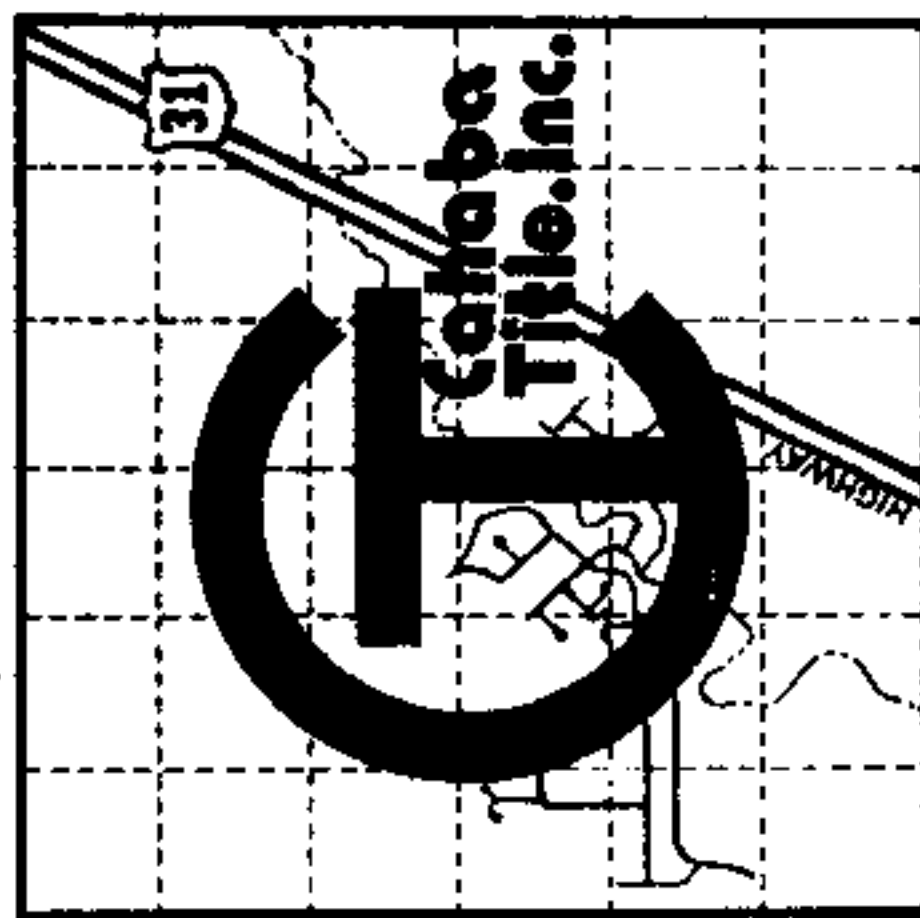
BOOK 351 PAGE 643

TO

## WARRANTY DEED

(Corporate form, jointly for life with  
remainder to survivor)

STATE OF ALABAMA  
COUNTY OF



Recording Fee \$

Deed Tax \$

\$

This form furnished by

Cahaba Title, Inc.

1970 Chandalar South Office Park

Pelham, Alabama 35124

Telephone

205-653-1130

Representing St. Paul Title Insurance Corporation

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

See mtg 439-904

1983 NOV 29 AM 10:50

*Thomas A. Lawrence*  
JUDGE OF PROBATE

Deed Tax 1000

Rec. 300

Ind. 100

1400