

This instrument prepared by 1084
(Name) Calvin B. Watts
(Address) 3324 Independence Drive Birmingham, AL 35209

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

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

That in consideration of Three thousand seven hundred and fifty (\$3,750.00) DOLLARS

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

David Collum, a single man
(herein referred to as grantors) do grant, bargain, sell and convey unto

Lee Roy Patterson, and wife, Sheila G. Patterson
(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 Northwest corner of the Northeast quarter of the Southeast quarter of Section 15, Township 20 South, Range 1 West, Shelby County, Alabama, thence run Southerly along the West line of said quarter-quarter 539.91' to the point of beginning of the property being described, Thence continue along last described course 138.0' to a point, Thence turn an angle of 75° - 38' Left and run Southeasterly a distance of 335.45' to a point on the West right of way line of Shelby County 333. Thence turn an angle of 66° - 45' Left and run Northeasterly along said right of way line 100.0' to a point. Thence turn an angle of 107° - 30' Left and run Northwesterly 412.70' to the point of beginning, containing 1.0 acre.

This conveyance is subject to easements and restrictions of record.

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 20th day of March, 1984

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

6:50 1984 MAR 21 AM 11:10

David Collum (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Sharon E. Barefield, a Notary Public in and for said County, in said State, hereby certify that David Collum

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 executed the same voluntarily

Given under my hand and official seal this 20th day of March, A. D. 1984

RE 1 Box 17-A
Chelsea, AL 35043

Sharon E. Barefield
Notary Public.