

(Name) Attorneys at Law
(Address) P.O. Box 557
Columbia, Alabama 35051

Cahaba Title, Inc.
Highway 31 South at Valleydale Road
P O Box 689
Pe ham, 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 Six Thousand Five Hundred and no/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Robert E. Smith, an unmarried man,
(herein referred to as grantors) do grant, bargain, sell and convey unto
Lowell Martin and Susan Martin

(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:

From the NW corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 21, Township 19 South, Range 1 East, run Eastwardly along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 453.64 feet to the point of beginning; thence continue in a straight line along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ a distance of 418.53 feet; thence right 46 degrees 55 minutes 15 seconds a distance of 98.46 feet; thence right 79 degrees 07 minutes 30 seconds a distance of 50.12 feet; thence left 32 degrees 08 minutes a distance of 42.17 feet; thence left 56 degrees 34 minutes 15 seconds a distance of 95.63 feet; thence right 106 degrees 19 minutes a distance of 59.85 feet; thence left 29 degrees 48 minutes 30 seconds a distance of 19.96 feet; thence left 30 degrees 16 minutes a distance of 21.20 feet; thence right 97 degrees 44 minutes 45 seconds a distance of 423.43 feet to a point on the East right-of-way line of a 40 foot radius cul-de-sak; thence right 43 degrees 18 minutes 15 seconds along the chord of a 40 foot radius curve to the left a distance of 58.22 feet; thence right 45 degrees 59 minutes 45 seconds a distance of 237.73 feet to the point of beginning of the property herein described. Said property bounded on the East by a creek, the center line of said creek being understood as the property line with the angles and distances given herein being a traverse of the West bank of said creek.

Also, an easement 30 feet in width, the centerline being described as follows:
Commence at the Northwest corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 21, Township 19 South, Range 1 East; thence run Easterly along the North line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 453.64 feet to a point; thence turn right 87 degrees 55 minutes 45 seconds and run a distance of 237.73 feet to the point of beginning

LEGAL DESCRIPTION CONTINUED ON REVERSE SIDE

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

BOOK 354 PAGE 574
B WITNESS:
_____(Seal) Robert E. Smith _____(Seal)
_____(Seal) _____(Seal)
_____(Seal) _____(Seal)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned authority Robert E. Smith, an unmarried man, Notary Public in and for said County, in said State, hereby certify that 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this March day of A. D. 1984
Judy R. Davis
Notary Public.

Harrison & Conwill

CONTINUATION OF LEGAL DESCRIPTION

of the line herein described; thence continue along last described course a distance of 40 feet to a point; thence turn right an angle of 29 degrees 04 minutes 30 seconds and run a distance of 361.11 feet to a point; thence turn right 90 degrees 53 minutes 30 seconds and run a distance of 728 feet, more or less, to the right-of-way of U.S. Hwy. 280; said point being the point of ending of said easement. Situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

GRANTORS ADDRESS:

9977 Viux Carre Drive
Louisville, Kentucky 40223

GRANTEES ADDRESS

Route 1, Box 143-A
Sterrett, Alabama 35147

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

1984 APR -6 PM 2:11

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

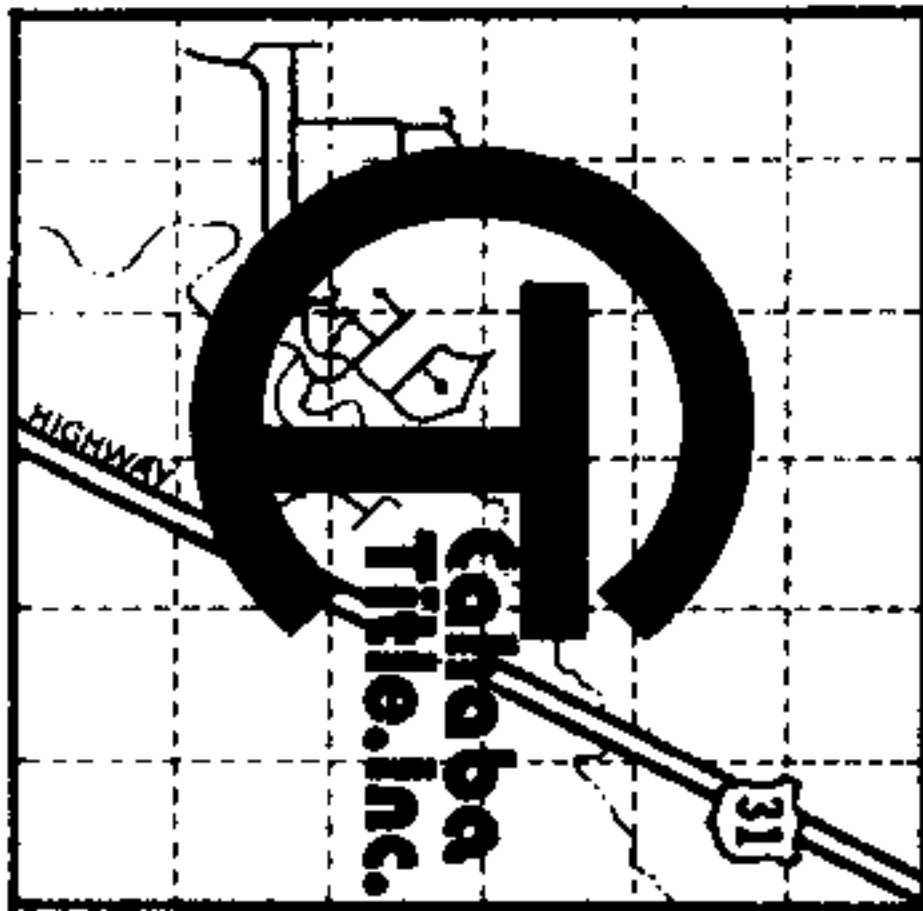
Deed TAX 6.50
Rec 3.00
Jud 1.00
10.50



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

This form furnished by

Recording Fee \$
Deed Tax \$



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TO SURVIVOR

TO

Return to: