

823

Nancy Allison
800 North 19th Street
Bessemer, Alabama 35020

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

JEFFERSON

COUNTY

Know All Men By These Presents,

That in consideration of Three thousand two hundred twenty and no/100----- DOLLARS and a mortgage in the amount of \$28980.00 recorded simultaneously herewith.

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

Nelda Cofer Weaver and husband, A. Glenn Weaver

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

James A. Reddell and wife, Nancy T. Reddell

(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 Southeast corner of the Southeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 17, Township 21 South, Range 1 East; thence run North $89^{\circ} 22' 30''$ West 583.44 feet to the point of beginning; thence continue on the last described course 1515.70 feet; thence run North $4^{\circ} 35' 6''$ East 1116.40 feet; thence run North $0^{\circ} 45'$ East 227.57 feet to a point on the North line of said $\frac{1}{4}$; thence run South $89^{\circ} 21' 44''$ East 1573.37 feet to a point on the West line of a county road; thence run South $6^{\circ} 23' 06''$ West 1347.74 feet along the chord of a curve to the left having an arc of 1356.73 feet to the point of beginning.

Less and Except: Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

Subject to: Right of way granted to Alabama Power Company by instrument(s) recorded in Deed Book 268, page 538 and Deed Book 226, page 684.

Subject to: Right of way to Shelby County, Alabama, as filed in Deed Book 224, Page 815.

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		3.50
Mineral Tax		
Recording Fee		3.50
Index Fee		1.00
		7.00

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

1984 OCT 12 AM 9:53

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:

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 and seal S, this 3rd day of October, 1984

WITNESS:

A. Glenn Weaver

Nelda Cofer Weaver
A. Glenn Weaver

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned authority hereby certify that Nelda Cofer Weaver and husband, whose name is are signed to the foregoing conveyance, and who me on this day, that, being informed of the contents of the conveyance on the day the same bears date.

a Notary Public in and for said County in said State, are known to me, and acknowledged before me, executed the same voluntarily

Given under my hand and official seal this 3rd day of October

Form 3091

Peoples Bank of Centerville

MY COMMISSION EXPIRES 9-27-87

Notary Public