

(Name) Nancy McKay

(Address) Wylam, Al.

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 Seven Thousand Two Hundred dollars (\$7,200.00) DOLLARS

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

Carl J. & Lucy N. Bailey

(herein referred to as grantors) do grant, bargain, sell and convey unto James F. Woodruff and Frankie W.

Lailey

(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 in the SE1/4, Sec. 11, Twp. 24-N, R-13-E, Shelby County, Alabama, described as follows: From the SE corner of Sec. 11, run West along the south section line 1433.3 feet; thence run northerly 1268.2 feet to a point on the south R.O.W. line of Co. Road No. 202; thence run westerly along said R.O.W. line 668.3 feet to the beginning point of subject lot; from said point, continue along said road R.O.W. line 210 feet to a fence; thence run southerly along said fence (the east line of George Woodruff lot) 630 feet; thence run easterly and parallel to said road R.O.W. line 210 feet; thence northerly and parallel to the west lot line 630 feet to the beginning point, containing 3 acres, more or less.

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, we have hereunto set our hand(s) and seal(s), this 10th day of December, 1984.

WITNESS:

1984 DEC 10 AM 10:10

ded 7.50
Rec 2.50
9th 1.00
(Seal) 4.00

Carl J. Bailey

(Seal)

Lucy N. Bailey

(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 Carl J. Bailey AND Lucy N. Bailey whose name is ALL signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10 day of December, A. D., 1984.



Notary Public.

813-26 St. P. W.
Bham, Ala. 35211

BOOK 011 PAGE 176