

This instrument was prepared by

(Name) First National Bank of Columbiana

(Address) Columbiana, Alabama 35051



Jefferson Land Title Services Co., Inc.
318 21ST NORTH • P. O. BOX 10481 • PHONE 12081-328-8038
BIRMINGHAM, ALABAMA 35281
AGENTS FOR
Mississippi Valley Title Insurance Company

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 Forty Thousand Five Hundred and Nine and 98/100 (\$40,509.98)

to the undersigned grantor. **FIRST NATIONAL BANK OF COLUMBIANA** 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

WILLIAM BOYD MASSEY AND WIFE, BILLIE RUTH MASSEY

(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.

Parcel I: Commence at the NW corner of SW 1/4 of NW 1/4 of Section 23, Township 21 South, Range 3 West; thence run South 87 deg. 22.6 min. East a distance of 291.05 feet to the point of beginning; thence continue South 87 deg. 22.6 min. East a distance of 1032.33 feet to the West right-of-way line of Shelby County Highway No. 119; thence turn an angle of 91 deg. 52 min. to the right and run a distance of 210.26 feet to a point on the West right-of-way line of said Highway; thence turn an angle of 86 deg. 43 min. to the right and run a distance of 798.95 feet; thence turn an angle of 1 deg. 25 min. to the right and run a distance of 217.00 feet; thence turn an angle of 87 deg. 34 min. to the right and run a distance of 230.00 feet to the point of beginning; situated in the SW 1/4 of NW 1/4 of Section 23, Township 21 South, Range 3 West, Shelby County, Alabama and containing 5 acres. EXCEPT Highway No. 119 right-of-way.

Parcel II: Lots 7 and 8, in Block 11, according to Survey and Map made by H. W. Cannon, a registered surveyor and filed in the Probate Office of Shelby County, Alabama on May 10, 1955, and recorded in Map Book 3, Page 156, in said Probate Office, which said Map is entitled "Alabaster Gardens", being a subdivision of part of the South half of SW 1/4 of Section 35, Township 20, Range 3 West, Shelby County, Alabama.

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 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 encumbrances,

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 Vice President, William T. Harrison who is authorized to execute this conveyance, has hereto set its signature and seal, this the 26th day of March 19 85

ATTEST:

J. D. W. [Signature]
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED BY *William T. Harrison*, Vice President
Secretary

1985 APR 10 AM 10:34

*Deed tax 41.00
Rec. 2.50
Ind. 1.00
24.50*

STATE OF
COUNTY OF SHELBY

[Signature]
JUDGE OF PROBATE

a Notary Public in and for said County in said

I, the undersigned authority, **William T. Harrison**
State, hereby certify that whose name as Vice President of **First National Bank of Columbiana**
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 26th day of March 19 85

Betty [Signature]
Notary Public
My Commission Expires March 30, 1988

1st [Signature]