

This instrument was prepared by

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Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Dollars (\$10.00) and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Clentell A. Acton, formerly known as Clentell A. Boyle and husband, Emerson H. Acton

(herein referred to as grantors) do grant, bargain, sell and convey unto
✓ Raymond E. Boyle and Elizabeth Ann Boyle

(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:

All of that portion of the NE 1/4 of the NE 1/4, Section 34, Township 21, Range 1 East, lying East of Alabama Highway 145 less and except 5.9 acres more or less belonging to Farr described as follows:

Begin at the NW corner of the NW 1/4 of NE 1/4, Section 34, Township 21, Range 1 East, and running thence South 15 rods to a wet weather branch; thence up said branch in an Easterly direction to the Section line between Sections 27 and 34; thence due West along the Section line to point of beginning of said exception.

This instrument was prepared without benefit of evidence of title or survey with intention to convey all lands East of State Highway 145 whether correctly described herein or not.

The grantees herein specifically reserve a life estate for the lives of Clentell A. Acton, formerly known as Clentell A. Boyle, and Emerson H. Acton in the above described property.

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

day of July, 1985

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

1985 JUL 23 PM 1:36

Judge of Probate

Clentell A. Acton
Clentell A. Boyle

Clentell A. Acton, formerly known as
Clenteall A. Boyle

Emerson H. Acton
EMERSON H. ACTON

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Patsy S. Parker, a Notary Public in and for said County, in said State, hereby certify that Clentell A. Acton, f/k/a Clentell A. Boyle & Emerson H. Acton whose name(s) are 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 day of July, A.D., 1985

Rt 2 Box 31
Columbiana, Al. 35051

Patsy S. Parker

Notary Public.

My commission expires 1/15/87