

(Name) **Joe M. Green, Attorney at Law**(Address) **P. O. Box 766, Alabaster, AL 35007**Form 1-1-5 Rev. 1-84
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 **Three Thousand and No/100th (\$3,000.00)-----DOLLARS**

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

Clarence Tatum and wife, Bertha Tatum

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

Joe Lee Massey and wife, Joyce Massey

(herein referred to as GRANTEEES) 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 lying in the NE 1/4; SE 1/4; Section 12, T21S, R3W, and more particularly described as follows: Starting at the NW corner of the said NE 1/4; SE 1/4; Section 12; T21S; R3W run easterly along the north boundary line of said NE 1/4; SE 1/4 a distance of 280.0 feet to the southwest R/W line of U. S. Highway #31. Thence run southeasterly along said R/W for 380.0 feet to an established property line. Thence turn 44 degrees 30 minutes right and run southerly for 412.3 feet to an iron marker at an established property corner. Thence run 30.0 feet along the same line to an iron marker, the point of beginning. Thence continue southerly for 100.0 feet to an iron marker. Thence turn 90 degrees 00 minutes to the left and run easterly for 191.2 feet to an iron marker at an established property corner. Thence turn 70 degrees 00 minutes to the left and run northeasterly for 120.0 feet to an iron marker at an established property corner. Thence run westerly 232.2 feet to the point of beginning. Said parcel of land lies in the said NE 1/4; SE 1/4; Section 12; T21S; R3W and contains 0.53 acres, more or less.

Mineral and mining rights are excepted.

Subject to all existing taxes, easements and restrictions of record.

TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, 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 **30th** day of **August**, 19 **85**.

WITNESS: **STATE OF ALA. SHELBY CO.**
I CERTIFY THIS
INSTRUMENT HAS FILED **Rec. 250** **CLARENCE TATUM** (Seal)
1985 SEP 20 AM 8:52 **6 50** **Bertha Tatum** (Seal)

Thomas C. Hardman (Seal) (Seal)
JUDGE OF PROBATE

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, **Clarence Tatum and wife, Bertha Tatum**, a Notary Public in and for said County, in said State, hereby certify that **Clarence Tatum and wife, Bertha Tatum** whose name **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 **30th** day of **August**, A. D. 19 **85**.

Catherine L. Kerr

Notary Public.