

SEND TAX NOTICE TO:

(Name) Agnes M. Pool & Vera Dean Benson

(Address) P.O. Box 614
Columbia, AL 35051

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of TEN AND NO/100 (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS DOLLARS

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

Willis H. Moore and wife, Nettie Vonzelle Moore

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

Agnes M. Pool and Vera Dean Benson

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby

County, Alabama to-wit:

PARCEL II

Commence at the NE corner of Section 15, Township 21 South, Range 1 West; thence run West along the North line of said Section for 663.93 feet to the West line of the E $\frac{1}{2}$ of the E $\frac{1}{2}$ of the NE $\frac{1}{4}$ of said Section; thence 88°43'35" left run South along said West line for 951.32 feet to the Point of Beginning; thence continue last described course for 217.67 feet; thence 91°59'45" left run 1000.61 feet; thence 88°00'15" left run 217.67 feet; thence 91°59'45" left run 1000.61 feet to the Point of Beginning. Containing 5.0 acres more or less. Also, a 40 ft. right of way easement for egress and ingress described as follows: Commence at the NE corner of Section 15, Township 21 South, Range 1 West; thence run West along the North line of said section for 663.93 feet to the West line of the E $\frac{1}{2}$ of the E $\frac{1}{2}$ of the NE $\frac{1}{4}$ of said section; thence 88°43'35" left and run South along said West line for 951.32 feet to the point of beginning; thence continue the last described course for 1275.56 ft.; thence 92°14'06" left run 40 ft.; thence turn an angle to the left and run in a Northerly direction parallel to the West line of the E $\frac{1}{2}$ of the E $\frac{1}{2}$ of the NE $\frac{1}{4}$ of said section a distance of 1275.56 ft.; thence turn an angle to the left and run in a Westerly direction parallel with the North line of said section a distance of 40 ft. to the point of beginning.

The Grantors herein each reserve a life estate in the hereinabove described property and during their lives shall have the sole right respectively to fully use the hereinabove described property for any and all purposes, including but not limited to the right to use the said described property for pasture purposes as well as the sole and exclusive right to cut the timber on said property for their own use and purposes. Any income derived from the sale by the Grantors respectively of the timber on the hereinabove described property shall be solely the income of the Grantors.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 2nd

day of February, 19 87.

WITNESS:

Peggy J. Letson
Laurie Brashears

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

Willis H. Moore (Seal)

Nettie Vonzelle Moore (Seal)
Nettie Vonzelle Moore (Seal)

STATE OF ALABAMA
SHELBY

COUNTY

the undersigned authority

I, Willis H. Moore and wife, Nettie Vonzelle Moore,
whose name S are 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 2nd day of February, A. D., 19 87

Wall

L. H. Jones Jr

Public.