

THIS INSTRUMENT PREPARED BY: 1567

NAME: Roger W. Ellis, Attorney-at-Law

ADDRESS: 300 Vestavia Office Park, Suite 3000
Birmingham, Alabama 35216

QUIT CLAIM DEED — Alabama Title Co., Inc.

STATE OF ALABAMA, Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of
One dollar (\$1.00), in order to clear title

in hand paid to the undersigned, the receipt whereof is hereby acknowledged, the under-
signed Mattie Leigh Nevin, an unremarried widow

hereby remises, releases, quit claims, grants, sells, and conveys to

John W. Owens

(hereinafter called Grantee), all her right, title, interest and claim in or to the fol-
lowing described real estate, situated in Shelby County, Alabama, to-wit:

Note: The purpose of this deed is to convey the life estate
previously reserved on the property described in the attached
EXHIBIT A:

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TO HAVE AND TO HOLD to said GRANTEE forever.

Given under my hand and seal, this 12th day of February 1987

Witnesses:

(X) Mattie Leigh Nevin (SEAL)
Mattie Leigh Nevin

_____ (SEAL)

_____ (SEAL)

_____ (SEAL)

Christine Tucker

STATE OF Alabama

COUNTY OF Shelby

I, the undersigned authority, a

in and for said County, in said State, hereby certify that

Mattie Leigh Nevin, an unremarried widow

whose name 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 convey-

ance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of February 1987



Notary Public

Martha H. Lockwell

EXHIBIT A

A certain parcel of land located in the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 7, Township 19 South, Range 1 West, being more particularly described as follows:

Beginning at the Southwest corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 7, Township 19 South, Range 1 West; thence Easterly along the South line of said quarter 765.69 ft. to the West ROW line of County Road #119; thence Northeasterly along said West ROW line with an interior angle of 123 degrees 27 min. 160.0 ft.; thence Northwesterly at right angles 130.0 ft.; thence Northerly with an interior angle of 97 degrees 51 min. 146.37 ft. to the true point of beginning of the hereafter described parcel; thence Southeasterly with an interior angle of 82 degrees 13 min. 150.0 ft. to the West ROW line of County Road #119; thence Northeasterly along said West ROW line of County Road #119 with an interior angle of 90 degrees 04 min. 112.58 ft.; thence Northwesterly with an interior angle of 102 degrees 24 min. 169.23 ft.; thence Southwesterly with an interior angle of 67 degrees 50 min. 90.05 ft.; thence Southwesterly with an interior angle of 189 degrees 46 min. 60.0 ft. to the true point of beginning, containing 20,000 Sq.Ft., or 0.46 acres, more or less.

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

1987 FEB 18 AM 11:16

Thomas A. Henderson, Jr.
JUDGE OF PROBATE

1. Dead Tax

2. Mtg. Tax

3. Recording Fee

4. Indexing Fee

TOTAL

sto Grant title

5.00

1.00

6.00