

This form furnished by:

**Cahaba Title, Inc.**

Riverchase Office  
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This instrument was prepared by:  
(Name) Daniel M. Spitler, Attorney  
(Address) 108 Chandalar Drive  
Pelham, Alabama 35124

Send Tax Notice to:  
(Name) Mr. Mark Anthony Freeman  
(Address) P.O. Box 87  
Wilsonville, Or. 97158

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA  
SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWENTY-FOUR THOUSAND AND NO/100 (\$24,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

THOMAS L. MARCUS and wife, LENA D. MARCUS

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

MARK ANTHONY FREEMAN and wife, TAMARA JO FREEMAN

(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:

From the Northwest corner of NE 1/4 of NE 1/4 of Section 7, Township 21 South, Range 2 East, run West along the North boundary of said 1/4 1/4 a distance of 392.19 feet to the point of beginning; thence continue 265.00 feet; thence left 96 deg. 07 min. a distance of 456.82 feet; thence left 101 deg. 39 min. 30 sec. a distance of 269.04 feet; thence left 78 deg. 20 min. 30 sec. a distance of 374.21 feet to the point of beginning; being situated in Shelby County, Alabama.

**SUBJECT TO:**

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 141 page 82 in Probate Office of Shelby County, Alabama.

Rights acquired by Alabama Power Company as shown by instrument recorded in Deed Book 246 page 583 in Probate Office of Shelby County, Alabama.

Launching privileges as shown by instrument recorded in Deed Book 287 page 257 in Probate Office of Shelby County, Alabama.

Mineral and mining rights if not owned by Grantor.

\$15,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

1. Deed Tax \$ 8.50  
2. Mtg. Tax         
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 12.00

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 for 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 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 30th day of March, 19 88

WITNESS

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

Thomas L. Marcus (Seal)  
Lena D. Marcus (Seal)  
Lena D. Marcus (Seal)

STATE OF ALABAMA  
SHELBY

COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas L. Marcus and wife, Lena D. Marcus 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 30th day of March, A.D., 19 88

1/25/90

My Commission Expires:

[Signature]  
Notary Public