

This form furnished by:

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This instrument was prepared by:

(Name) VALLEYDALE REALTY CO.

(Address) 4525 VALLEYDALE ROAD
BIRMINGHAM, ALABAMA, 35242

Send Tax Notice to:

(Name) JERRY L. WOOTEN

(Address) 3005 Garland Rd.
BIRMINGHAM, ALABAMA, 35242

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of THREE THOUSAND AND NO/100 (\$3,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **DONNA MARIE ELLISON MANNING AND GLENN M. MANNING**

(herein referred to as grantors) do grant, bargain, sell and convey unto **JERRY LYNN WOOTEN AND CHERYL ANN WOOTEN**

(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:

Commence at the Northeast corner of the SW 1/4 of the SW 1/4 of Section 14, Township 19 South, Range 2 West; thence run West along the North line of said 1/4 1/4 Section a distance of 248.55 feet; thence turn left 50 deg. 42 min. 07 sec. and run Southwesterly a distance of 296.40 feet; thence turn right 51 deg. 35 min. 25 sec. and run West a distance of 218.97 feet to the centerline of an existing 30 foot reserved access strip; thence turn left 91 deg. 35 min. 25 sec. and run South along said centerline a distance of 321.58 feet to the point of beginning; thence continue along said centerline a distance of 163.85 feet; thence turn left 90 deg. and run East a distance of 218.89 feet; thence turn left 90 deg. and run North a distance of 163.85 feet; thence turn left 90 deg. and run West a distance of 218.89 feet to the point of beginning; being situated in Shelby County, Alabama.

Containing 0.82 Acres, more or less.

Subject to taxes, easements, and restrictions of record.

1. Deed Tax	\$ 3.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 9.50

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, _____ have hereunto set _____ hand(s) and seal(s), this _____ day of _____, 19 _____.

WITNESS

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

(Seal)

90 FEB 28 AM 11:39

(Seal)

(Seal)

Donna Marie Ellison Manning (Seal)
DONNA MARIE ELLISON MANNING

Glenn M. Manning (Seal)
GLENN M. MANNING

(Seal)

STATE OF ALABAMA

JUDGE OF PROBATE

SHELBY COUNTY } **General Acknowledgment**

I, **JAMES RAY MARTIN**, a Notary Public in and for said County, in said State, hereby certify that **DONNA MARIE ELLISON MANNING AND GLENN M. MANNING** whose name THEY 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 DID executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of FEBRUARY A.D., 19 90

FEBRUARY 9, 1991

Commission Expires:

JAMES RAY MARTIN

Notary Public