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This instrument was prepared by  
William P. Powers  
Attorney At Law  
P.O. Box 1626  
Columbiana, AL 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA )  
SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and NO/100's Dollars (\$100.00) and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, Irene Shoop, the widow of James H. Shoop also known as Howard Shoop who died intestate in the year of 1984 (herein referred to as grantors) do grant, bargain, sell and convey unto Charles Edward Shoop and Jimmy C. Shoop (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:

TRACT ONE, it being intended to convey that certain tract or parcel of land conveyed by Bruce Perry and wife, Lorene Perry, C.E. Hartsfield and wife, Magdalene Hartsfield, Elery C. Brasher and wife, Lillian Brasher, Eugene J. Champion and wife, Betty Champion, James W. Hartsfield and wife, Helen Hartsfield, Lewis E. Guy and wife Verna Mae Guy, to James H. Shoop, also known as Howard Shoop and wife, Irene Shoop in Book 253 Page 741 in the Probate Office of Shelby County, Alabama.

Starting at Highway #25, 1152 feet from Section Line to Point of Beginning, Thence East 25 deg. North 939 feet to Quarter Line thence South 210 feet thence West 25 deg. South 752 feet to Highway Thence along Highway 210 feet to Point of Beginning lying in the Northeast Quarter of the Northwest Quarter of Section 24, Township 18, Range 1 East containing 4 acres more or less situated in Shelby County, Alabama.

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2013 Eastbrook Dr  
Musville, Ala. 35173

TRACT TWO it being intended to convey that certain tract or parcel of land conveyed by C.E. Hartsfield and wife, Magdalene Hartsfield, to James H. Shoop and wife, Irene Shoop in Book 260, Page 086 in the Probate Office of Shelby County, Alabama.

Starting at the Northwest corner of the Northeast quarter of the Northwest quarter of Section 24, Township 18 Range 1 East, Thence along right of way of Highway 25 in a South Eastwardly direction 1362 feet to point of beginning, Thence East 25 degrees East 752 feet, Thence South 371 feet, Thence Northwestardly 771 feet to POINT OF BEGINNING, containing 3 acres more or less situated Shelby County, Alabama.

This instrument prepared without evidence of title condition. There is no representation as to title or matters that might be revealed by examination of title by the preparer of this instrument.

This conveyance is subject to easement and restrictions of record.

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 of such survivor forever, together with every contingent remainder and right of reversion.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand and seal this 12th day of December, 1990.

Irene Shoop  
Irene Shoop

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned authority, A Notary Public in and for said County, in said State, hereby certify that Irene Shoop, a widow whose names is signed to this deed, who is known to me acknowledged before me on this day, that being informed of the contents of the deed she, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12<sup>th</sup> day of December, 1990.

Donna M. Waldrop  
Notary Public

MY COMMISSION EXPIRES MARCH 20, 1993

Send Tax Notice To:

(Name): Charles Edward Shoop  
(Address): 2013 Eastbrook Drive  
Trussville, AL 35173

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

90 DEC 12 PH 1:05

James M. Waldrop  
JUDGE OF PROBATE

1. Deed Tax	-----	\$ 6.50
2. Mtg Tax	-----	\$ 7.50
3. Recording Fee	-----	\$ 3.00
4. Index Fee	-----	\$ 1.00
5. Notary Fee	-----	\$ 1.00
6. Certified Fee	-----	\$ 1.00
Total	-----	\$ 19.00

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