

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

143 Main, P.O. Box 91

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to:

(Name) Mr. Ronnie McCary(Address) 909 Spring Creek RoadMontevallo, AL 35115MINIMUM VALUE: \$1,000.00**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, (\$1.00) and other good and valuable consideration DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Ronnie McCary, a married man

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

Ronnie McCary and wife, Sonjia B. McCary

(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, the following described real estate situated in SHELBY County, Alabama to-wit:

A parcel of land situated in the SW 1/4 of the SW 1/4 of Section 22, Township 22 South, Range 3 West, described as follows: Commence at the Southwest corner of Section 22 and go North 89 deg. 28 min. East along the South boundary of said section for 347.37 feet to the Westerly boundary of Spring Creek Road (Shelby County Highway 12); thence North 51 deg. 35 min. East along said boundary 126.24 feet to the point of beginning; thence continue along said boundary for 90.00 feet; thence North 38 deg. 25 min. West for 166.67 feet; thence South 51 deg. 35 min. West for 90.00 feet; thence South 38 deg. 25 min. East for 166.67 feet to the point of beginning; being situated in Shelby County, Alabama.

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

BOOK 372 PAGE 648

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

91 NOV 12 AM 10:56

JUDGE OF PROBATE

1. Deed Tax	<u>1.00</u>
2. Mig. Tax	
3. Recording Fee	<u>2.50</u>
4. Indexing Fee	<u>3.00</u>
5. No Tax Fee	
6. Certified Fee	<u>1.00</u>
Total	<u>7.50</u>

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.

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, I have hereunto set my hand(s) and seal(s), this 8th day of November, 19 91

WITNESS

(Seal)_____
(Seal)_____
(Seal)

Ronnie McCary (Seal)
Ronnie McCary

(Seal)_____
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

} General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,

hereby certify that Ronnie McCary

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 conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of November, A.D., 19 91

5/95

Nichole L. Damp
NOTARY PUBLIC