

This instrument prepared by:
✓ JAMES R. MONCUS, JR.
Attorney at Law
1318 Alford Avenue, Suite 102
Birmingham, AL 35226

Send Tax Notice To:
Roger Wilkins
4.5 Acres M/L Bluff Ridge Road
Shelby County, AL

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Thirty Thousand and 00/100'S *** (\$30,000.00) to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Graham Newton Webster and Ruby T. Webster, husband and wife** (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Roger Wilkins and Vicki P. Wilkins** (herein referred to as Grantees), for and during their joint lives and upon the death of them, then to the survivor of them in fee simple, the following described real estate, situated in Shelby County, Alabama, to-wit:

Begin at the NW corner of the SW 1/4 of the NE 1/4 of Section 32, Township 20 South, Range 4 West, and run in a Southerly direction along the West line thereof a distance of 122.96 feet; thence turn left an angle of 82 degrees 23 minutes 51 seconds in a southeasterly direction along the centerline of County Road for a distance of 861.29 feet; thence turn right an angle of 14 degrees 43 minutes in a southeasterly direction and along the centerline of said road a distance of 112.60 feet; thence turn left an angle of 9 degrees 15 minutes in a southeasterly direction and along the centerline of said road for a distance of 230 feet; thence turn left an angle of 103 degrees 18 minutes 09 seconds in a northerly direction a distance of 311.0 feet, more or less, to a point on the north boundary line of the SW 1/4 of NE 1/4; thence turn left an angle of 88 degrees 23 minutes in a westerly direction and along the north boundary line of said SW 1/4 of NE 1/4 distance of 1175.72 feet, more or less, to the point of beginning. Less and except that part lying in County Road. Situated in Shelby County, Alabama.

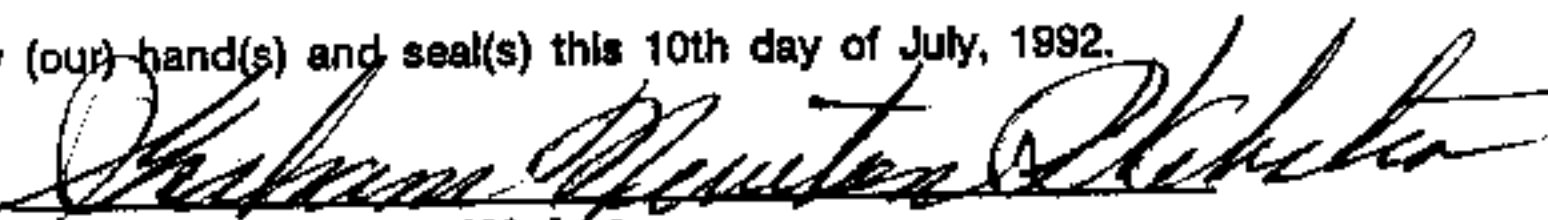
Subject to all easements, restrictions and rights of way of record.

\$20,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said Grantee, his, her or 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 stated 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 said Grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 10th day of July, 1992.


Graham Newton Webster


Ruby T. Webster

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Graham Newton Webster and Ruby T. Webster, husband and wife** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 10th day of July, 1992.


Notary Public
My commission expires 02-23-96

07/24/1992-14957
10:58 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 16.50