

THIS INSTRUMENT PREPARED BY:

James Briley
P.O. Box 2604
Birmingham, Alabama 35202

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR PROFESSIONAL TITLE SERVICES, INC.

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

That in consideration of One Dollar (\$1.00) and other valuable considerations

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,

James Briley, a married man,

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

Billy Donahue and Billy Shawn Donahue

(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:

Inst # 1992-25491

STATE OF ALABAMA COUNTY OF SHELBY

11/03/1992-25491
08:58 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
7.00

Commence at the Southeast corner of the Northeast Quarter of the NORTHEAST Quarter of Section 3, Township 24 North, Range 12 East, thence North 30 degrees 40 minutes West 257 feet; thence 30 degrees 00 minutes left in a Northwesterly direction 52 feet; thence 14 degrees 00 minutes left in a Westerly direction 205 feet; thence 93 degrees 26 minutes right in a Northerly direction 115 feet to the point of beginning of lot herein described; thence continue along last described course 112.53 feet, thence 28 degrees 58 minutes 30 seconds left in a Northwesterly direction 213 feet; thence 111 degrees 22 minutes 30 seconds left in a Southwesterly direction 47 feet; thence 62 degrees 19 minutes left in a Southeasterly direction 47 feet; thence 62 degrees 19 minutes left in a Southeasterly direction 199.55 feet; thence 13 degrees 02 minutes left in a Southeasterly direction 97.16 feet to the point of beginning.

Situated in Shelby County, Alabama.

This property is not the homestead of the Grantor, nor that of his spouse.

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 (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:

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 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 2nd day of November, 1992.

WITNESS:

James Briley
James Briley

State of

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned hereby certify that James Briley, a married man whose name is signed to the foregoing conveyance, and who me on this day, that, being informed of the contents of the conveyance has on the day the same bears date.

, a Notary Public in and for said County, in said State,

is known to me, acknowledged before executed the same voluntarily

Given under my hand and official seal this 2 day of November, A.D., 1992

Form 3091

Notary Public