

THIS INSTRUMENT PREPARED BY:
HILL & WEATHINGTON, P. C.
819 Parkway Drive, S.E.
Leeds, Alabama 35094

Send Tax Notice To:

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of FORTY THOUSAND AND NO/100 (\$40,00.00) DOLLARS to the undersigned Grantor or Grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Joyce Penn Hopper, a single woman (herein referred to as Grantors) do grant, bargain, sell and convey unto Reagan A. Hood and wife, Marcia N. Hood and Dewey S. Hood, a single man (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:

See attached Exhibit "A" *gph*

THIS DEED IS BEING EXECUTED FOR THE PURPOSE OF REPLACING THAT CERTAIN DEED EXECUTED BY JOYCE PENN HOPPER, A SINGLE WOMAN TO REAGAN A. HOOD AND WIFE, MARCIA N. HOOD AND DEWEY S. HOOD, A SINGLE MAN ON JUNE 4, 1992, WHICH HAS BEEN LOST.

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, I (we) have set my (our) hand(s) and seal(s) this 2~~nd~~ day of April, 1993.

gph

Joyce Penn Hopper
Inst. # 1993-12219
04/30/1993 12:59 PM
12:59 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MJS 12.50

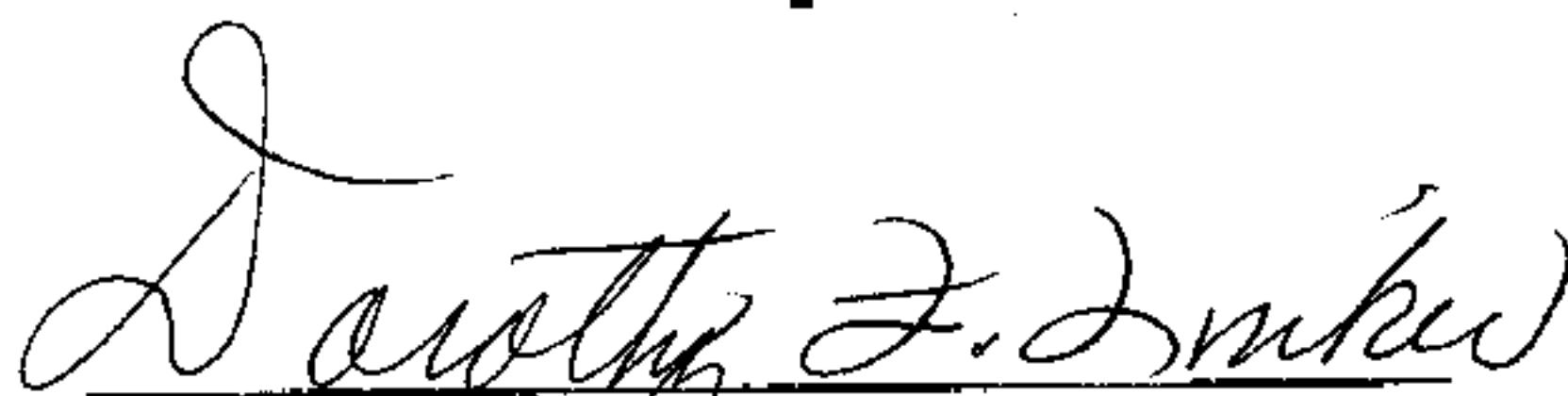
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STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Joyce Penn Hopper whose name(s) 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this ^{21st} 22nd day of April, 1993.


Notary Public

My Commission Expires:

01-16-95

EXHIBIT "A"

Begin at the Southwest corner of the Northwest $\frac{1}{4}$ of Southeast $\frac{1}{4}$ of Section 19, Township 18 South, Range 2 East, Shelby County, Alabama; thence run East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 412.94 feet to an iron pin on the centerline of Pumpkin Swamp Road; thence turn a right interior angle of $89^{\circ}12'55''$ and run Northerly along said centerline a distance of 160.89 feet to an iron pin; thence turn a right interior angle of $186^{\circ}05'49''$ and run Northerly along said centerline a distance of 348.43 feet to an iron pin; thence turn a right interior angle of $176^{\circ}02'18''$ and run Northerly along said centerline a distance of 186.28 feet to an iron pin; thence turn a right interior angle of $191^{\circ}51'07''$ and run Northerly along said centerline a distance of 142.96 feet to an iron pin; thence turn right interior angle of $186^{\circ}51'24''$ and run Northerly along said centerline a distance of 197.69 feet to an iron pin; thence turn a right interior angle of $109^{\circ}39'18''$ and run Northerly along said centerline a distance of 100.00 feet to an iron pin; thence turn a right interior angle of $60^{\circ}54'45''$ and run Westerly a distance of 266.52 feet to an iron pin; thence turn a right interior angle of $261^{\circ}11'48''$ and run Northerly a distance of 66.38 feet to an iron pin; thence turn a right interior angle of $163^{\circ}53'50''$ and run Northerly a distance of 82.25 feet to an iron pin; thence turn a right interior angle of $189^{\circ}57'09''$ and run Northerly a distance of 48.14 feet to an iron pin on the Southerly right of way line of Shelby County Highway No. 55; thence turn a right interior angle of $103^{\circ}09'33''$ and run Westerly along said right of way line a distance of 326.75 feet to an iron pin; thence turn a right interior angle of $179^{\circ}49'18''$ and run Westerly along said right of way line a distance of 73.25 feet to an iron pin; thence turn a right interior angle of $86^{\circ}55'43''$ and run Southerly a distance of 420.00 feet to an iron pin; thence turn a right interior angle of $135^{\circ}00'00''$ and run Southwesterly a distance of 170.00 feet to an iron pin; thence turn a right interior angle of $225^{\circ}00'00''$ and run Southerly a distance of 165.00 feet to an iron pin; thence turn a right interior angle of $225^{\circ}00'00''$ and run Southwesterly a distance of 170.00 feet to an iron pin; thence turn a right interior angle of $135^{\circ}00'00''$ and run Southerly a distance of 481.65 feet to the point of beginning.

All situated in Shelby County, Alabama.

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