

This instrument was prepared by:

(Name) _____

(Address) _____

Columbiana, Al.

Send Tax Notice to:

(Name) _____

(Address) _____

Edward W & Katherine B. Dobson

1806 Paulette Drive
Birmingham, Al. 35226**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 Hundred Sixty-three Thousand, Eight Hundred Ninety & no/100-- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, J. Anthony Joseph, Curtis B. Lynn and L. Douglas Joseph

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

Edward W. Dobson and Katherine B. Dobson

(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:

Legal is attached hereto as Exhibit "A", to be made a part hereof, the same as if typed herein.

This is not the homestead of the grantors or their spouse.

No mobile homes are to be placed on this property, either temporarily or permanent. This shall be a covenant running with the land.

\$81,945.00 of the purchase price was paid from a mortgage loan executed simultaneously.

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06/29/1993-18916
09:25 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 88.50

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, we have hereunto set our hand(s) and seal(s), this 28th day of June, 19 93.

WITNESS

(Seal)_____
(Seal)_____
(Seal)

J. Anthony Joseph (Seal)
Curtis B. Lynn (Seal)
L. Douglas Joseph (Seal)

STATE OF ALABAMA

SHELBY

COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that J. Anthony Joseph, Curtis B. Lynn and L. Douglas Joseph whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of June A.D. 19 93

My Commission Expires

Notary Public

Cahaba Title

EXHIBIT "A"

A parcel of land in the NE 1/4 of the NE 1/4 of Section 23, Township 20 South, Range 1 West Shelby County, Alabama described as follows: From the Northwest corner of the NE 1/4 of NE 1/4 of Section 23, Township 20 South, Range 1 West, being the point of beginning of herein described parcel of land, run thence East along the North boundary of said NE 1/4 of NE 1/4 a distance of 1326.15 feet to the Northeast corner thereof; thence turn 92 deg. 36 min. 52 sec. right and run along the East boundary of said NE 1/4 of NE 1/4 a distance of 1335.18 feet to the Southeast corner thereof; thence turn 87 deg. 33 min. 15 sec. right and run 597.26 feet along the South boundary of said NE 1/4 of NE 1/4 to a point on the Northerly boundary of Crenshaw Swamp Road; thence turn 45 deg. 25 min. 14 sec. right and run 106.93 feet along said road boundary and the following courses; 08 deg. 48 min. 40 sec. left for 187.07 feet; 04 deg. 31 min. 41 sec. left for 103.66 feet; 11 deg. 04 min. 29 sec. left for 153.54 feet; 08 deg. 41 min. 10 sec. right for 114.16 feet; thence turn 05 deg. 57 min. 25 sec. right and run 188.18 feet along said road boundary to a point on the West boundary of a aforementioned NE 1/4 of NE 1/4; thence turn 56 deg. 48 min. 05 sec. right and run 866.81 feet to the point of beginning of herein described parcel of land.

Subject to 60.0 foot private road easement to-wit: From the Northwest corner of the NE 1/4 of NE 1/4 of Section 23, Township 20 South, Range 1 West, run thence East along the North boundary of said NE 1/4 of NE 1/4 a distance of 8.83 feet to the point of beginning of the centerline of said 60.0 foot easement; thence turn 91 deg. 04 min. 31 sec. right and run 144.70 feet along said easement centerline of the following courses; 00 deg. 56 min. 45 sec. right for 91.31 feet; 08 deg. 30 min. 02 sec. right for 88.95 feet; 04 deg. 53 min. 10 sec. right for 101.00 feet; 06 deg. 23 min. 05 sec. left for 80.39 feet 05 deg. 48 min. 17 sec. left for 241.68 feet; thence turn 16 deg. 00 min. 55 sec. right and run 120.21 feet along said easement centerline to a point of termination in the center of Crenshaw Swamp Road.

All being situated in Shelby County, Alabama.

Also conveyed is all that part of the NW 1/4 of NE 1/4 of Section 23, Township 20 South, Range 1 West, lying West of the West line of said 1/4-1/4, East of the above described 60 foot private road easement and North of Crenshaw road.

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