

THIS INSTRUMENT PREPARED BY:
NAME Calvin M. Howard, Attorney-at-Law
ADDRESS P.O. Box 2005 Birmingham AL 35201

Send Tax Notice To: Mae McDonald
Stephanie Ann Shervington
3421-A Primm Lane
Birmingham AL 35216

WARRANTY DEED (Without Survivorship) **Alabama Title Co., Inc.** BIRMINGHAM, ALA.

STATE OF ALABAMA }
Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of Ten Dollars and other good and valuable consideration \$500.⁰⁰
to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I
or we, R.E. McDonald and wife, Mae McDonald

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
our granddaughter, Stephanie Ann Shervington, and reserving a life estate to the
Grantors herein

(herein referred to as grantees, whether one or more), the following described real estate, to-wit: AM CERTIFIED
Shelby County, Alabama 11/24/1993-37575
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

Commence at the SE corner of the SE 1/4 of the SW 1/4 of Section 19, Township 20 South, Range 1 East; thence run East, along the South line of said Section, a distance of 285.95 feet; thence turn an angle of 140 deg. 19 min. to the left and run a distance of 1183.44 feet; to a point on the NE R.O.W. line of County Highway No. 49, and the point of beginning; thence turn an angle of 67 deg. 47 min. to the right and run a distance of 669.59 feet, more or less, to the North line of said quarter-quarter section; thence turn an angle of 108 deg. 07 min. to the left and run West along the North line of said quarter-quarter, a distance of 220.92 feet; thence turn an angle of 71 deg. 53 min. to the left and run a distance of 545.29 feet, more or less, to the NE R.O.W. line of said Highway; thence turn an angle of 75 deg. 10 min. to the left and run along said R.O.W. line a distance of 217.21 feet, to the point of beginning. Situated in the SE 1/4 of the SW 1/4 of Section 19, Township 20 South, Range 1 East, Shelby County, Alabama, according to survey of Frank W. Wheeler, Registered Land Surveyor, dated March 10, 1969.

Subject to public road right of way and Alabama Power Company transmission line permits.

Each of the Grantors herein specifically and individually reserves a life estate in and to the herein conveyed real property

TO HAVE AND TO HOLD to the said grantees, his, her or their heirs and assigns 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 said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this
day of October 19 93

(Seal) R.E. McDonald (Seal)
R.E. McDonald
(Seal) _____ (Seal)
(Seal) Mae McDonald (Seal)
Mae McDonald

STATE OF ALABAMA }
Jefferson COUNTY } **General Acknowledgment**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that R.E. McDonald and wife, Mae McDonald whose names 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 28 day of October A. D., 19 93

PM 847C-2
11/24/1993-37575
11:27 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
9.00
Notary Public.