

This instrument was prepared by:
Timothy A. Hughes - Attorney at Law
Sandefer, Sandefer & Francis, P.C.
P.O. Box 386, Pinson, Alabama 35126

SEND TAX NOTICE TO:

500.00

Inst # 1994-06919

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WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration to the undersigned grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I,

DAVID C. EWING, husband and DAWN N. EWING, wife

(herein referred to as Grantor, whether one or more), do hereby grant, bargain, sell and convey unto the said

J.T. ISBELL, husband and RUBY J. ISBELL, wife

(herein referred to as Grantee, whether one or more), 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 Blount County, State of Alabama, to-wit:

Commence at the SE Corner of the SW 1/4 of SE 1/4 of Section 11, Township 18, South Range 1, East; Thence North along the East line of said 1/4 1/4 Section 503.96 ft. to the Northeasterly right of way of Alabama Power Company; Thence 50 degrees, 47'14" to the left along said right of way 402.72 ft to the point of beginning of property herein described; Thence continue along the last named course 244.39 ft. Thence 42 degrees, 35'05" to the left 104.66 ft. Thence 42 degrees, 40'49" to the left 376.30 ft. Thence 94 degrees, 01'12" to the left 171.55 ft. Thence 68 degrees, 43'03" to the left 483.15 ft. to the point of beginning. Less and Except that part lying within Alabama Power Company's Right of Way.

J. T. Isbell
1488 Hwy 491
Vandiver, AL. 35126

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03/03/1994-06919
10:25 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 NCD 14.00

Also a 12.00 ft. Easement described as follows:

Commence at the SE Corner of the SW 1/4 of SE 1/4 of Section 11, Township 18, South Range 1, East; Thence North along the East line of said 1/4 1/4 Section 503.96 ft to the Northeasterly right of way of Alabama Power Company; Thence 50 degrees, 47'14" to the left along said right of way 647.11 ft. Thence 42 degrees, 35'05" to the left 104.66 ft. Thence 42 degrees, 40'49" to the left 376.30 ft. to the point of beginning of said 12.00 ft. Easement; Thence 94 degrees, 01'12" to the left 15.00 ft. Thence 90 degrees 00' to the right 12.00 ft. Thence 90 degrees, 00' to the right 14.26 ft. Thence 7 degrees, 02'39" to the left 245.68 ft. to the Southeasterly right of way of County Highway #43; Thence 103 degrees, 24' to the right along said right of way 12.72 ft. Thence 76 degrees 36' to the right 242.20 ft. to the point of beginning.

TITLE NOT EXAMINED.

DESCRIPTION FURNISHED BY GRANTOR.

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 and simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And we do for ourselves and our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we and 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 set our hands and seals this 27 day of February, ~~1993~~ 1994.



DAVID C. EWING, husband



DAWN N. EWING, wife

STATE OF ALABAMA)
)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for the State of Alabama at large, hereby certify that **David C. Ewing, husband and Dawn N. Ewing, wife** whose names are signed on the foregoing instrument and who are known to me, acknowledged before me on this day that being informed of the contents of this instrument, they executed the same voluntarily on the day of the same bears date.

Given under my hand and seal this the 17 day of February, ¹⁹⁹⁴~~1993~~.

Jeannie Partridge
NOTARY PUBLIC
My Commission Expires **MY COMMISSION EXPIRES OCTOBER 26, 1997**

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