

This instrument was prepared by:

(Name) Joseph E. Walden
(Address) Walden & Walden Attorneys
P. O. Box 1610
Alabaster, AL 35007

Send Tax Notice to:

(Name) Jonathon E. and Katrina Warren
(Address) 202 Goodwin Street
Columbiana, AL 35051**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 thousand two hundred and 00/100 (\$1,200.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Rose T. Grady and husband, Francis W. Grady, Betty Wood Jackson and husband, James M. Jackson (herein referred to as grantors) do grant, bargain, sell and convey unto

Jonathan E. Warren and wife, Katrina Warren

(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, the following described real estate situated in Shelby County, Alabama to-wit:

Commence at the Northeast corner of the Northwest Quarter of the Northwest Quarter of Section 25, Township 21 South, Range 1 West, Shelby County, Alabama; run thence in a westerly direction along the North line of said Section 25 for 160.0 feet to the Point of Beginning; thence turn an interior angle right of 90 Degrees 07 Minutes and run in a southerly direction for 99.80 feet; thence turn an interior angle left of 103 Degrees 29 Minutes 25 Seconds and run in a southwesterly direction for 23.78 feet; thence turn an interior angle left of 167 Degrees 11 Minutes 11 Seconds and run in a westerly direction for 112.0 feet; thence turn an interior angle left of 50 Degrees 45 Minutes 10 Seconds and run in an northeasterly direction for 136.30 feet to the north line of said Section 25; thence turn an interior angle left of 128 Degrees 41 Minutes 15 Seconds and run in an easterly direction along the north line of said Section 25 for 50.14 feet to the Point of Beginning. Said land being in the Northwest Quarter of the Northwest Quarter of Section 25, Township 21 South, Range 1 West, Shelby County, Alabama, and containing 0.22 acres.

This deed prepared without benefit of title policy, abstract or title examination.

Subject to easements, restrictions, and rights of way of record.
Subject to applicable zoning and subdivision regulations.

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.

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 2nd day of June, 19 94.

WITNESS

Rose T. Grady (Seal)
Francis W. Grady (Seal)

(Seal)

Betty Wood Jackson (Seal)
James M. Jackson (Seal)

(Seal)
106618/1994-18675
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 14.50

STATE OF ALABAMA

Shelby

COUNTY }

General Acknowledgment

I, Laurie A. Walden, a Notary Public in and for said County, in said State, hereby certify that Rose T. Grady and Francis W. Grady 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 2nd day of June A.D., 19 94

Laurie A. Walden

Betty Wood Jackson is the sole surviving heir at law of Arthur S. Wood (deceased), the grantee in that certain deed from Hermione G. Woolley Sanders, nee, Hermione G. Woolley and husband, Roy W. Sanders, recorded in Deed Book 121 at page 7 in the office of the Probate Judge of Shelby County, Alabama. Rose T. Grady, formerly known as Rose Wood and formerly known as Rose T. Wood, is the widow of the said Arthur S. Wood, who died intestate on August 2, 1963, while residing in Shelby County, Alabama.

STATE OF ALABAMA)
ELMORE COUNTY) General Acknowledgement

I, Connie L. Creamer, a Notary Public in and for said County, in said State, hereby certify that Betty Wood Jackson and James M. Jackson 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 6th day of June A.D., 19 94

5/17/97

My Commission Expires:

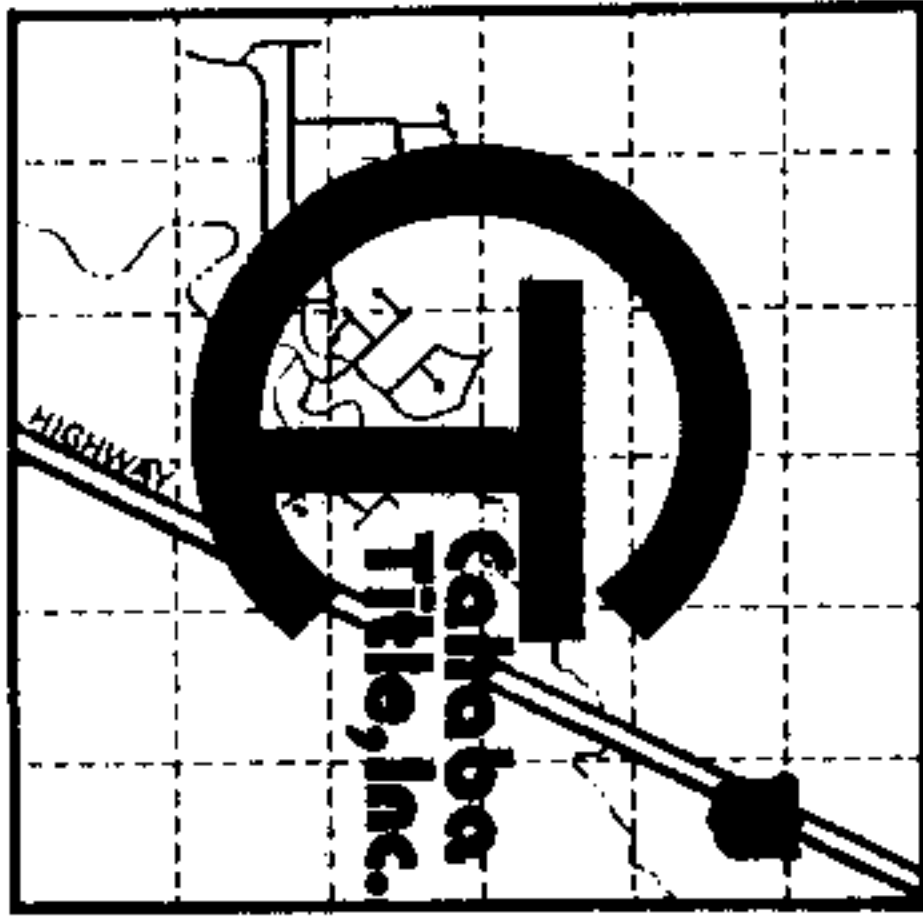
Connie L. Creamer
Notary Public
Inst # 1994-18675

06/10/1994-18675
10:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 14.50

Return to:

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR



Recording Fee \$

Deed Tax \$

Cahaba Title, Inc.

This form furnished by

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205)988-5600 FAX 988-5905

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

Phone (205)833-1571 FAX 833-1577