

This instrument was prepared by

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Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Nine thousand five hundred and no/100-----Dollars

to the undersigned grantor, Peoples Bank of Alabama a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

James W. Wyatt and Donna Wyatt

(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

Commence at the NW corner of Section 35, Township 24 North, Range 15 East, Shelby County, Alabama and run thence East along the North line of said Section 35, a distance of 1,706.69 feet to a point; thence run South 0 degrees 00 minutes 00 seconds right for a distance of 1223.35 feet to the point of beginning of the parcel being described, said point of beginning being a steel pin on the 397 foot contour line of Lay Lake; thence run South 79 degrees 06 minutes 44 seconds East along the water line of said Lake a distance of 120.65 feet to a point; thence run South 20 degrees 34 minutes 41 seconds West for a distance of 255.12 feet to a point on the North line of a public road; thence run South 81 degrees 51 minutes 58 seconds West along the chord of a curve to the left a chord distance of 74.16 feet to a point; thence run North 09 degrees 18 minutes 34 seconds East for a distance of 275.76 feet to the point of beginning.

Inst # 1994-20265

06/27/1994-20265
10:40 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 18.00

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, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the day of June 19 94

ATTEST:

Secretary

By

Bobby Leach

President

STATE OF Alabama
COUNTY OF

I, the undersigned authority
State, hereby certify that

whose name as President of Peoples Bank of Alabama

a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the 17th day of June

1994

P.O. Box 242
Jemison, AL
35085

Notary Public

MY COMMISSION EXPIRES SEPTEMBER 2, 1995

Inst # 1994-20265