

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

143 Main, P.O. Box 91 205/665-5102
Montevallo, AL 35115-0091 205/665-5076

Send Tax Notice to: Rufus R. Smith & Elsie M.

(Name) Smith

(Address) 238 Oak Tree Lane

Calera, AL 35040

MINIMUM VALUE: \$1,000.00

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 Dollar and other good and valuable consideration----- DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we

Rufus R. Smith and wife, Elsie M. Smith and Ruth G. Hendrix, an unmarried woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Rufus R. Smith and wife, Elsie M. Smith

(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:

A part of the SE 1/4 of SE 1/4 Section 29 and part of NE 1/4 of NE 1/4 Section 32 and a part of the NW 1/4 of NW 1/4 Section 33, all in Township 21 South, Range 2 West, described as follows: Commence at the NW corner of the NE 1/4 of NE 1/4 of Section 32 and run North 88 deg. 20' East along North boundary of said Section 500 feet for point of beginning; thence run South 3 deg. 44' East 1340 feet to a point which is North 88 deg. 20' East 500 feet from SW corner of NE 1/4 of NE 1/4 of said Section 32; thence run North 88 deg. 20' East 908.5 feet; thence North 28 deg. 40' West 580 feet; thence North 61 deg. 20' East 168 feet; thence South 29 deg. 45' East 543 feet; thence North 69 deg. East 303.3 feet to SW corner of property formerly belonging to Tortorigo; thence North 18 deg. 50' West along West line of Tortorigo land 610 feet; thence South 68 deg. 40' West along Tortorigo Southwestern boundary 257 feet; thence North 26 deg. 10' West along Tortorigo West boundary 918.5 feet; thence South 58 deg. 10' West 224.5 feet to East boundary of right of way of L & N RR; thence South 28 deg. 10' East along said right of way 103 feet to North boundary line of Section 32; thence South 88 deg. 20' West along said Section line 432 feet to point of beginning. Except right of way of L & N RR.

REFERENCE IS HEREBY MADE TO HEIRSHIP AFFIDAVIT ATTACHED HERETO AS EXHIBIT "A"
AND FULLY INCORPORATED HERewith.

06/27/1996-20664
09:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

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.

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 26th
day of June, 19 96

WITNESS

(Seal)

(Seal)

(Seal)

Rufus R. Smith (Seal)
Rufus R. Smith
Elsie M. Smith (Seal)
Elsie M. Smith
Ruth G. Hendrix (Seal)
Ruth G. Hendrix

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Rufus R. Smith, Elsie M. Smith, and Ruth G. Hendrix
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 26th day of June A.D. 19 96

My Commission Expires

Notary Public

1996-20664

EXHIBIT "A"

STATE OF ALABAMA)
COUNTY OF SHELBY)

HEIRSHIP AFFIDAVIT

COME NOW Rufus R. Smith, Elsie M. Smith and Ruth G. Handrix, as "Affiants" herein, and after first having been duly sworn, said Affiants do hereby depose and say as follows:

1. That said Affiants have personal knowledge of the facts stated herein, each Affiant is over the age of nineteen (19) years, and competent to execute this Affidavit.

2 The Affiants herein are familiar with the family history of Mrs. Willie Smith, hereinafter designated as "decedent", said decedent having died intestate, while residing in Shelby County, Alabama, on November 28, 1983, while seized of certain real estate located in Shelby County, Alabama, more specifically described as follows:

A part of the SE 1/4 of SE 1/4 Section 29 and part of NE 1/4 of NE 1/4 Section 32 and a part of the NW 1/4 of NW 1/4 Section 33, all in Township 21 South, Range 2 West, described as follows: Commence at the NW corner of the NE 1/4 of NE 1/4 of Section 32 and run North 88 deg. 20' East along North boundary of said Section 500 feet for point of beginning; thence run South 3 deg. 44' East 1340 feet to a point which is North 88 deg. 20' East 500 feet from SW corner of NE 1/4 of NE 1/4 of said Section 32; thence run North 88 deg. 20' East 908.5 feet; thence North 28 deg. 40' West 580 feet; thence North 61 deg. 20' East 168 feet; thence South 29 deg. 45' East 543 feet; thence North 69 deg. East 303.3 feet to SW corner of property formerly belonging to Tortorigo; thence North 18 deg. 50' West along West line of Tortorigo land 610 feet; thence South 68 deg. 40' West along Tortorigo Southwestern boundary 257 feet; thence North 26 deg. 10' West along Tortorigo West boundary 918.5 feet; thence South 58 deg. 10' West 224.5 feet to East boundary of right of way of L & N RR; thence South 28 deg. 10' East along said right of way 103 feet to North boundary line of Section 32; thence South 88 deg. 20' West along said Section line 432 feet to point of beginning. Except right of way of L & N RR.

3. The Affiants further state that said decedent left surviving, the following persons, as heirs or otherwise interested in her estate, all of whom are over the age of nineteen (19) years, and of sound mind:

Roland Junior Smith, surviving son

P.O. Box 361

Siluria, Alabama 35144

Ruth G. Hendrix, surviving daughter
P. O. Box 632
Calera, Alabama 35040

Rufus R. Smith, surviving son
238 Oak Tree Lane
Calera, Alabama 35040

4. Said decedent was not survived by a spouse, and there were no children, either adopted or natural, which could be established as heirs of the decedent, at the time of decedent's decease, except as stated above.

5. All debts and charges against the estate of the above designated decedent have been paid and fully satisfied.

6. On or about October 7, 1986, Roland Junior Smith and wife, Gloria Smith conveyed their interest in and to the above described property, pursuant to Deed recorded at Book 094, Page 591, Office of the Probate Judge, Shelby County, Alabama.

7. Other than Ruth G. Hendrix and Rufus R. Smith, as of the date of the execution of the Deed which immediately precedes this Affidavit, same being executed on even date herewith, there are no other persons or entities which have or maintain any right, title or interest in or to the above described real estate.

Rufus R. Smith
Rufus R. Smith, Affiant

Elsie M. Smith
Elsie M. Smith, Affiant

Ruth G. Hendrix
Ruth G. Hendrix, Affiant

STATE OF ALABAMA)

COUNTY OF SHELBY) General Acknowledgment

I, the undersigned authority, a notary public, in and for said County, in said State, hereby certify that Rufus R. Smith, Elsie M. Smith and Ruth G. Hendrix, whose names are signed to the foregoing Affidavit and who are known to me, acknowledged before me on this day, that being informed of the contents of the Affidavit, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of June, 1996.

Michael K. Lamps
Notary Public
My Commission Expires: 5/17/99

Inst # 1996-20664

06/27/1996-20664
09:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 REC 14.50