

\$500.00

WARRENTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

(STATE OF ALABAMA, SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ten and 00/100 dollars (\$10.00) and other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, we,

Larry E. Wyatt and Susan K. Wyatt

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Robert E. McAnnally and Kim S. McAnnally

(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 Shelby County, Alabama, to-wit:

Surface Rights Only in and to the following:

A parcel of land containing 2.00 acres, located in the SW 1/4 of the SE 1/4, section 28, Township 20 South, Range 4 West, Shelby County, Alabama, described as follows: Commence at the Southwest corner of said 1/4-1/4 section and run North 88 degrees 05 minutes 18 seconds East along the South boundary 274.04 feet to the point of beginning; thence continue on the same line 355.0 feet to a fence corner post; thence run North 39 degrees 42 minutes 54 seconds East along a fence line 209.48 feet; thence run North 26 degrees 42 minutes 48 seconds West 230.67 feet; thence run South 45 degrees 26 minutes 39 seconds West 540.25 feet to the point of beginning.

Also the following described right of way: A right of way 20 feet in width for the purpose of ingress-egress, whose centerline is more particularly described as follows: Commence at the Southwest corner of the above described tract; thence run North 45 degrees 26 minutes 39 seconds East along the Northwest boundary of said tract 518.07 feet to the intersection of the centerline of a woods road, said point being the point of beginning; thence run North 19 degrees 51 minutes 22 seconds East along said centerline 248.25 feet; thence run North 29 degrees 19 minutes 53 seconds West along the centerline of an existing gravel drive 132.4 feet; thence run North 37 degrees 49 minutes 59 seconds West along the centerline of said drive 167.64 feet; thence run North 10 degrees 14 minutes 22 seconds East along the centerline of said drive 198.93 feet; thence run North 19 degrees 24 minutes 08 seconds West along the centerline of said drive 64.78 feet; thence run North 49

1996-26783

08/19/1996-26783
10:17 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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degrees 37 minutes West along the centerline of said drive 136.96 feet; thence run North 67 degrees 51 minutes 17 seconds West along the centerline of said drive 158.6 feet; thence run North 22 degrees 50 minutes 35 seconds West along the centerline of said drive 80.29 feet to the intersection of the centerline of South Shades Crest Road, said point being the termination of said right of way.

TO HAVE AND TO HOLD, To the said GRANTEE, 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, together with every contingent remainder and right of reversion.

And we do, for ourselves and for our heirs, executors and administrators, covenant with said grantee, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hands and seals this 29 day of APRIL, 1996.

Larry E. Wyatt
• Larry E. Wyatt

Susan K. Wyatt
Susan K. Wyatt

(State of Alabama, Shelby County)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Larry E. Wyatt and Susan K. Wyatt, 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 the 3 day of May, 1996.

Patricia L. Driggs
Notary Public

Inst # 1996-26783

08/19/1996-26783
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MY COMMISSION EXPIRES MAY 11, 1997