

This instrument was prepared by

**Mitchell A. Spears**

ATTORNEY AT LAW

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to: Grady Scott Lovelady and  
(Name) Marlene Hocutt Lovelady

(Address) 2068 Hwy. 17

Montevallo, AL 35115

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTEEN THOUSAND, (\$15,000.00) and 00/100-----DOLLARS  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

DAN L. HOWARD and wife, PATRICIA A. HOWARD

(herein referred to as grantors) do grant, bargain, sell and convey unto

GRADY SCOTT LOVELADY and wife, MARLENE HOCUTT LOVELADY

(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:

Inst # 1998-05669

02/19/1998-05669

01:58 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
001 HCB 22.50

Commence at the SW corner of Lot 14 of the original Map of the Town of  
Montevallo, said point being on the Westerly right of Way of Broad Street (Al.  
Hwy. 119) and the Northeasterly margin of West Street; thence South 00 deg. 00  
min. East 35.01 ft.; thence North 89 deg. 31 min. 03 sec. West 63.43 ft. to the  
point of beginning. Said point being on the Southerly margin of West Street;  
thence along said street North 89 deg. 31 min. 03 sec. West 119.14 ft.; thence  
leaving said street South 05 deg. 39 min. 19 sec. East 174.89 ft.; thence South  
84 deg. 30 min. 52 sec. East 99.62 ft.; thence North 00 deg. 51 min. 36 sec.  
East 182.58 ft. to the point of beginning.

**SUBJECT TO:**

Property taxes for 1998 and subsequent years.

Mineral and mining rights are not insured.

Restrictive covenants affecting the property herein described.

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 19th  
day of February, 1998

WITNESS

(Seal)

*Dan L. Howard*

(Seal)

Dan L. Howard

(Seal)

*Patricia A. Howard*

(Seal)

Patricia A. Howard

(Seal)

(Seal)

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 Dan L. Howard and wife, Patricia A. Howard

whose name s 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 19th day of February A.D. 1998

4/13/2001

My Commission Expires

*[Signature]*

Notary Public

Inst # 1998-05669