

CORPORATION FORM WARRANTY DEED

JOINT FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

SHELBY COUNTY)

That in consideration of Fifty Thousand Seven Hundred Seventy-Eight and NO/100 (\$50,778.00) Dollars and other good and valuable consideration to the undersigned Grantor, Alabama Plating Company, Inc., a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Monta Standridge and wife, Emma B. Standridge (herein referred to as GRANTEEES) 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,

Commence at a 3" pipe in place accepted as the Southeast corner of Section 35, Township 18 South, Range 2 East, Shelby County, Alabama; thence proceed North 04 deg. 39' 17" West along the East boundary of said section for a distance of 1335.74 feet to the Northeast corner of the Southeast one-fourth of the Southeast one-fourth of Section 35, said point being South 04 deg. 39' 17" East of and 4007.20 feet from a 2" pipe in place accepted as the Northeast corner of said Section 35; thence proceed South 85 deg. 31' 57" West along the North boundary of the Southeast one-fourth of the Southeast one-fourth for a distance of 816.43 feet to a point on the Easterly right-of-way of U. S. Highway 231; thence proceed Southerly along the Easterly right-of-way for a chord bearing and distance of South 11 deg. 48' 21" East, 1346.68 feet; thence proceed Southerly along the Easterly right-of-way line of said highway for a chord bearing and distance of South 03 deg. 26' 27" East, 217.54 feet; thence proceed South 89 deg. 40' 26" East for a distance of 210.00 feet; thence proceed South 00 deg. 40' 35" West for a distance of 227.17 feet; thence proceed South 04 deg. 57' 14" West for a distance of 17.22 feet; thence proceed North 85 deg. 47' 35" East for a distance of 466.73 feet to a 1" rebar in place, said point being located on the East boundary of Section 2; thence proceed North 03 deg. 28' 52" West along the East boundary of said Section 2 for a distance of 460.49 feet to the point of beginning.

The above described land is located in the Southeast one-fourth of the Southeast one-fourth of Section 35 and the Northeast one-fourth of the Northeast one-fourth of Section 2, Township 18 South, Range 2 East, Shelby County, Alabama, and contains 28.21 acres.

TO HAVE AND TO HOLD, to the said GRANTEEES 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 GRANTEEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that it is free from all encumbrances, unless other wise noted, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

Inst # 1998-10645

02/26/1998-10645
11:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE MCS 62.00

Inst # 1998-10645

IN WITNESS WHEREOF, the said GRANTOR, by its Vice-President, Marvin Rowe who is authorized to execute this conveyance, has hereunto set its signature and seal this the 4th day of March, 1998.

ALABAMA PLATING COMPANY, INC.
a corporation
BY: Marvin Rowe
Its Vice-President

STATE OF ALABAMA)

COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Marvin Rowe, whose name as Vice-President of Alabama Plating Company, Inc., a corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this date, that, being informed of the contents of said conveyance, he, as such officer and with authority, executed the same voluntarily on the day the same bears date, for and as the act of said corporation.

Given under my hand and official seal, this the 4th day of March, 1998.

Judith C. Lawrence
NOTARY PUBLIC
My Commission Expires: 9/25/99

This document prepared by:
A. Bruce Graham, Attorney-at-Law
803 3rd. St. S. W.
P. O. Drawer 307
Childersburg, Alabama 35044

Please send tax notice to:
Monta Standridge
59 Woodside Street
Childersburg, Alabama 35044

Inst # 1998-10645

03/26/1998-10645
11:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
JCE HCB 62.00