

This instrument was prepared by:
Conwill & Justice
P.O. Box 557 Columbiana, Alabama 35051

Grantees' address:
471 Lakewood Lane
Columbiana, AL 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Three Hundred Ninety Thousand and no/100 DOLLARS (\$390,000.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the undersigned Helen Reid Justice, a widow (herein referred to as GRANTOR, whether one or more) does grant, bargain, sell and convey unto Rick Rickles and Suzanne Rickles (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 County, Alabama to-wit:

The South 330 feet of NE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 34, Township 20 South, Range 1 West.
Also NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 34, Township 20 South, Range 1 West.

Also the following described land: Begin at the Northwest corner of SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section 34 and run South along the West line of said forty acres, 540.00 feet; thence turn an angle of 90° 30' to the left and run 735.0 feet; thence turn an angle of 89° 30' to the left and run 210.0 feet; thence turn an angle of 89° 30' to the right and run 585.0 feet; thence turn an angle of 89° 30' to the left and run 330.0 feet to the Northeast corner of said forty; thence run West along the North line of same 1320 feet to the point of beginning, being situated in SW $\frac{1}{4}$ of SE $\frac{1}{4}$, of said Section 34, Township 20 South, Range 1 West.

Situated in Shelby County, Alabama.

\$150,000.00 of the consideration stated above was paid by a purchase money mortgage executed simultaneously herewith.

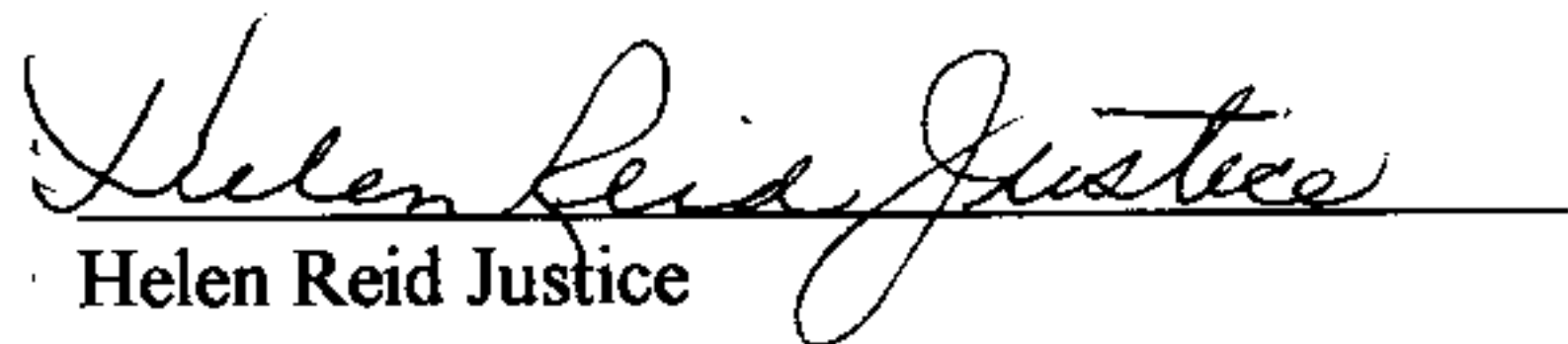
TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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SHELBY COUNTY JUDGE OF PROBATE
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And GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 10th day of August, 1998.


Helen Reid Justice

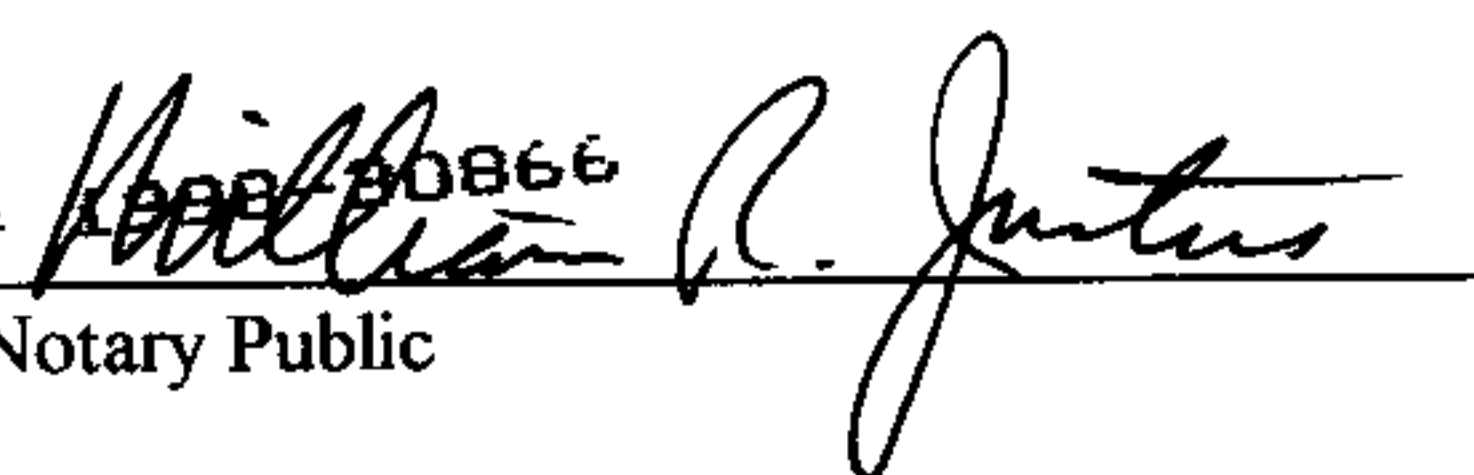
STATE OF ALABAMA

SHELBY COUNTY General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Helen Reid Justice, a widow, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of August, 1998.



Inst. # 
Notary Public

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