

THIS INSTRUMENT WAS PREPARED BY

Richard C. Shuleva, Attorney
P.O. Box 607
Pelham, Alabama 35124

SEND TAX NOTICE TO

✓ J.C. Gilliland & Arlene Gilliland
7800 Highway 13
Helena, AL 35080

500⁰⁰

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Ten Dollars (\$10.00)** and other good and valuable consideration, to the undersigned grantor, in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, **Mary Ann Garland Tucker, an unmarried woman**, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto, **J.C. Gilliland and wife, Arlene Gilliland**, (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, any and all interest I may own in a parcel of land situated in Shelby County, Alabama, described as follows:

Commence at the Northeast corner of the South ½ of the Northwest 1/4 of the Northwest 1/4 of said Section 25, thence run West along the North line of said South ½ a distance of 463.92 feet to the Southeasterly right of way of Shelby County Highway No. 13; thence turn left 54 degrees 18 minutes and run Southwesterly along said right of way a distance of 423.74 feet to the point of beginning; thence turn left 90 degrees 00 minutes and run Southeasterly a distance of 180 feet, more or less, to the edge of a lake; thence run Westerly along the meanderings of said lake a distance of 570 feet, more or less to the Southeasterly right of way of said highway no. 13 (said point being a culvert under said highway); thence run Northeasterly along said right of way a distance of 400.0 feet to the point of beginning; being situated in Shelby County, Alabama.

Subject to existing easements, rights-of-way, limitations, restrictions, if any, of record.

The legal description set out herein was furnished to preparer by the grantors herein without the benefit of survey or title search.

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, together with every contingent remainder and right of reversion.

And I do for myself and for my heirs, executors, and administrators, covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators will warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

Jan IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of Jan, 1999.

Mary Ann Garland Tucker
Mary Ann Garland Tucker

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **Mary Ann Garland Tucker, an unmarried woman**, 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 21st day of Jan, 1999.
MY COMMISSION EXPIRES JAN. 8, 2002
My Commission Expires Shelby L. Morris
Notary Public

02101/1999-04307
11:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MMS 9.00

Inst # 1999-04307