

THIS INSTRUMENT PREPARED BY:
WEATHINGTON & MOORE, P.C.
819 Parkway Drive, S.E.
Leeds, Alabama 35094

Send Tax Notice To:
Carol Pair
59059 U. S. Highway 25
Leeds, AL 35094

1185-99

WARRANTY 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 NO/100 (\$10.00) DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION to the undersigned Grantor or Grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **MARTHA E. STEWART, A MARRIED WOMAN** (herein referred to as Grantors) do grant, bargain, sell and convey unto **CAROL PAIR AND RALPH PAIR** (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:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

The above consideration was paid by mortgage loan closed simultaneously herewith.

The herein conveyed property does not constitute any portion of the homestead of the grantor nor that of her spouse.

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 (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, I (we) have set my (our) hand(s) and seal(s) this 29th day of October, 1999.


MARTHA E. STEWART

11/15/1999-46766
01:14 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 NNS 14.50

Inst # 1999-46766

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **MARTHA E. STEWART** 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of October, 1999.

Julie W. Jordan
Notary Public

My Commission Expires:

4-23-2000

EXHIBIT "A"

A tract of land situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33, Township 17 South, Range 1 East, Shelby County, Alabama, being more particularly described as follows:

Commence at the SW corner of the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33, Township 17 South, Range 1 East, Shelby County, Alabama, and run in an Easterly direction along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 622.18 feet to a point on the NW right of way line of Alabama Highway #25; thence turn a deflection angle of $53^{\circ}01'$ to the left and run in a Northeasterly direction along the NW right of way line of said Alabama Highway #25, a distance of 350.88 feet to the PC of a curve; thence continue in a Northeasterly direction along the arc of a curve to the left having a central angle of $1^{\circ}51'20''$ and a radius of 5,630.86 feet a distance of 182.36 feet to the point of beginning; thence turn a deflection angle of $90^{\circ}47'30''$ to the left (angle measured from tangent) and run in a Northwesterly direction a distance of 210.00 feet to a point; thence turn an interior angle of $90^{\circ}00'$ and run to the right in a Northeasterly direction a distance of 210.00 feet to a point; thence turn an interior angle of $90^{\circ}00'$ and run to the right in a Southeasterly direction a distance of 210.00 feet to a point on the NW right of way line of Alabama Highway #25; thence turn an interior angle of $90^{\circ}47'30''$ (angle measured to tangent) and run to the right in a Southwesterly direction along the NW right of way line of said Alabama Highway #25, and along the arc of a curve to the right having a central angle of $1^{\circ}35'$ and a radius of 7,599.44 feet a distance of 210.01 feet to the point of beginning.

Situated in Shelby County, Alabama.

Inst # 1999-46766

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