

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

SHELBY COUNTY)

Inst • 2000-14679

05/04/2000-14679
10:51 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
OFF CJI 13.00

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and No/100 Dollars (\$1.00) 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, Arvie V. Jones, and wife, June M. Jones, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto Earline Hall, a married woman, Frank W. Hall, Jr. a married man and Pamela Hall Wheeler, a married woman, (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

From the Northwest corner of the NW 1/4 - SE 1/4, Section 18, Township 20 South, Range 1 East, Shelby County, Alabama, run along the West 1/4 - 1/4 line South 00 degrees 34 minutes 22 seconds East 263.14 feet to an iron rod and the beginning point of subject lot; from said point, run along a red painted line South 32 degrees 21 minutes 22 seconds East 1344.52 feet to an iron rod on the Northwesterly right of way line of County Road No. 109, an unpaved road, thence run Northeasterly along said right of way line 628.08 feet to an iron rod; thence run along a red painted line North 61 degrees 56 minutes 25 seconds West 1278.8 feet, back to the beginning point.

LESS AND EXCEPT: Mineral and mining rights, all rights incident thereto

SUBJECT TO: Right of way granted Alabama Power Company by the Weaver Agency of Bessemer, Inc. as recorded in Book 38, Page 753, Probate records of Shelby County, Alabama.

SUBJECT TO: Oil and gas lease between W. T. Purvis and Betty R. Purvis and Atlantic Richfield Company, recorded in Book 338, Page 681; and between Willie F. Kelley, Jr., and Atlantic Richfield Company recorded in Book 343, Page 363 in the Probate records of Shelby County, Alabama.

SUBJECT TO all reservations, restrictions, easements and right of way of records

This instrument prepared without evidence of title condition or survey. There is no representation as to title or matters that might be revealed by survey, inspection or examination of title by the preparer of this instrument.

***This is not a new deed but a corrective deed given to correct the erroneous defect in that certain document recorded in the Probate Office of Shelby County in Instrument Number 1995-13736.

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.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that we have a good right to sell and convey the same as aforesaid; that we will and our 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, we have hereunto set our hands and seals this 28th day of April, 2000.

Arvie V. Jones
Arvie V. Jones

June M. Jones
June M. Jones

STATE OF ALABAMA }

COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Arvie V. Jones and wife, June M. Jones, whose names are signed to this deed, who are known to me acknowledged before me on this day, that being informed of the contents of the deed, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of April, 2000

Para Exame
Notary Public

My Commission Expires: MY COMMISSION EXPIRES AUG. 28, 2000

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