

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to: Paul B. Smith and

(Name) Patricia L. Smith

(Address) 4265 Hwy. 18

Montevallo, AL 35115

2002-04168

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

Inst #

That in consideration of SIXTY-TWO THOUSAND, FIVE HUNDRED and 00/100, (\$62,500.00)----- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

SCOTT D. WILLIAMS and wife, MISTY L. WILLIAMS
(herein referred to as grantors) do grant, bargain, sell and convey unto

PAUL B. SMITH and wife, PATRICIA L. SMITH

(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, the following described real estate situated in SHELBY County, Alabama to-wit:

Commence at the accepted Southeast corner of North ½ fractional "B" Section 12, Township 24 North, Range 12 East, Shelby County, Alabama and run North 71 degrees 42 minutes West for 498.00 feet to a point of intersection with the centerline of Shelby County Highway No. 18; thence North 01 degree 30 minutes 04 seconds West for 422.30 feet; thence North 01 degrees 54 minutes 37 seconds East 512.65 feet to a point on the Westerly right of way line of Shelby County Highway No. 18 and point of beginning; thence North 82 degrees 28 minutes 04 seconds West for 194.44 feet; thence North 07 degrees 31 minutes 56 seconds East for 210.00 feet, more or less to a point on the South line of property described in deed 192, Page 244, Shelby County; thence South 82 degrees 28 minutes 04 seconds East and along said South line for a distance of 218.75 feet, more or less to a point of intersection with the Westerly right of way line of said Shelby County Highway 18; thence South 14 degrees 08 minutes 10 seconds West a chord distance of 211.40 feet, more or less to point of beginning.

SUBJECT TO:

Taxes for 2002 and subsequent years. 2002 ad valorem taxes are a lien but not due and payable until October 1, 2002.

Any loss, claim, damage, or expense including additional tax due, if any, arising from or due to the fact that ad valorem taxes for subject property have been paid under a current use assessment.

Title to minerals underlying caption lands with mining rights and privileges belonging thereto.

Right of way to Shelby County recorded in Deed Book 135, Page 387.

Easement to Water Works Board of the Town of Montevallo recorded in Deed Book 177, Page 315.

01/24/2002-04168
10:38 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
75.50
001 CH

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.

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, we have hereunto set our hand(s) and seal(s), this 18th day of Jan, 19~~XX~~ 2002.

WITNESS

(Seal)

Scott D. Williams
SCOTT D. WILLIAMS
(Seal)

(Seal)

Misty L. Williams
MISTY L. WILLIAMS
(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

01/24/2002-04168
10:38 AM CERTIFIED

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that SCOTT D. WILLIAMS and wife; MISTY L. WILLIAMS

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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of Jan, A.D., ~~19~~ 2002

8/13/05
My Commission Expires:

[Signature]
Notary Public