


This Instrument Prepared By:

Send Tax Notice:

G. Edward Coey, Attorney
P.O. Box 834
Hanceville, AL 35077

Mr. & Mrs. Jerry Moore

State of Alabama)
Shelby County)


20040728000417530 Pg 1/1 16.00
Shelby Cnty Judge of Probate, AL
07/28/2004 09:22:00 FILED/CERTIFIED

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

^{5000.00}KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and No/100 (\$10.00) Dollars to the undersigned Grantor in hand paid by the Grantees herein, the receipt whereof is acknowledged, I, JUDY WATTS, a married woman, (herein referred to as Grantor) do grant, bargain, sell and convey unto JERRY W. MOORE and wife, REBECCA A. MOORE (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:

Begin at the SW corner of the SW¼ of the NE¼ of Section 34, Township 19, South, Range 2 East, and proceed North along the West line of said Forty a distance of 789 feet for the point of beginning: Thence continue North along said Forty line for a distance of 105 feet, thence turn a 90° angle to the right and run in an easterly direction and parallel with the North boundary line of the Percy C. Fowler, Jr., property a distance of 210 feet, thence turn a 90° angle to the left and run in a Northerly direction a distance of 105 feet, thence turn a 90° angle to the right and run easterly and parallel with the North property line of the Percy C. Fowler, Jr., property a distance of 420 feet to a point, thence turn a 90° angle to the right and run in a Southerly direction and parallel with the West line of said forty a distance of 210 feet to the North property line of the said Percy C. Fowler, Jr., property, thence turn a 90° angle to the right and run Westerly along the North property line of the Percy C. Fowler, Jr., property a distance of 630 feet to the point of beginning. Said parcel of real estate containing two and one half (2½) acres more or less and being situated in the SW¼ of the NE¼ of Section 34, Township 19 South, Range 2 east, Shelby County, Alabama.

Subject to all easements of record.

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 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 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, I have hereunto set my hand and seal, this 5 day of March, 2004.


JUDY WATTS, Grantor (L.S.)

State of Alabama)
Shelby County)

I, a Notary Public in and for said County and State, hereby certify that JUDY WATTS, whose name is signed to the foregoing instrument, 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 under my hand and official seal this 5 day of March, 2004.

My Commission Expires _____
ANY COMMISSION EXPIRES SEPTEMBER 6, 2005


Notary Public