

INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE SEARCH

This instrument was prepared by

Mitchell A. Spears

Attorney at Law

P.O. Box 119

205/665-5102

Montevallo, AL 35115-0091

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Send Tax Notice to:

(Name) Bobby R. Snow and Ann P. Snow

(Address) 4592 Hwy 22

Montevallo, AL 35115

MINIMUM VALUE: \$10,000.00

Warranty Deed, Jointly For Life With Remainder To Survivor

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

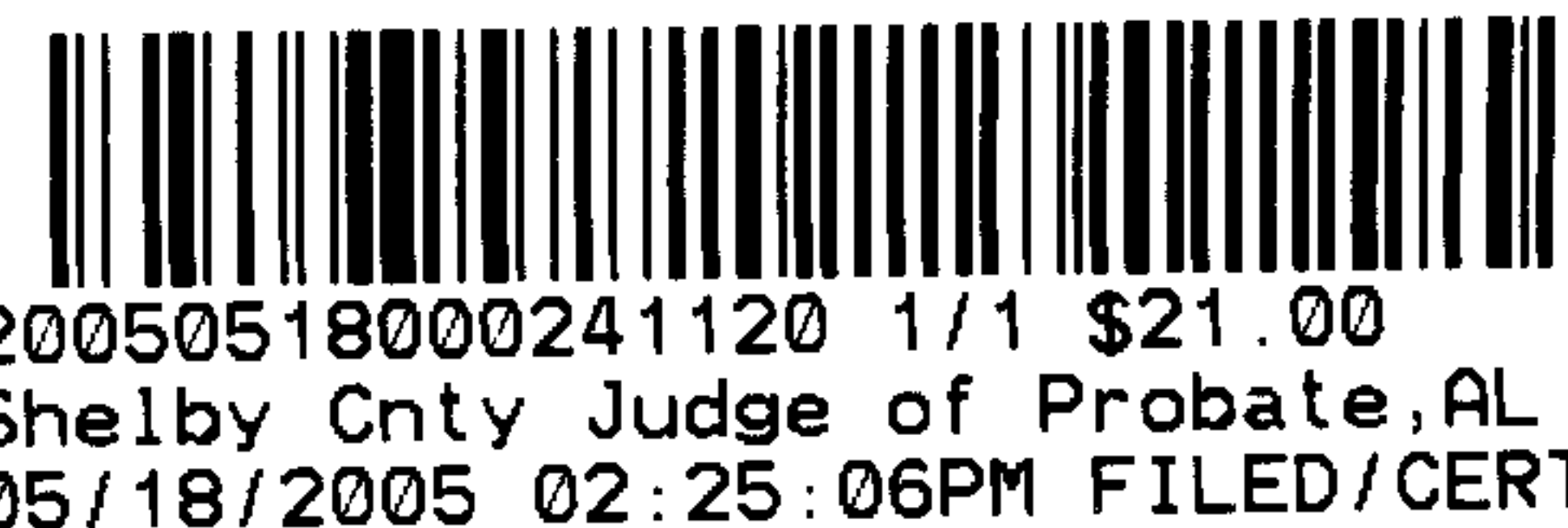
That in consideration of **ONE DOLLAR (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I (we),

LEE ANN SNOW, an unmarried woman

(herein referred to as grantors) do grant, bargain, sell and convey unto

BOBBY R. SNOW and ANN P. SNOW

(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:



A lot or parcel of land in the NW ¼ of the SW ¼ of Section 4, Township 22, Range 3 West, more particularly described as follows:

Commence at the NE corner of said ¼ - ¼ Section and run West along the South side of the Tuscaloosa public road (County Road 22) for a distance of 565 feet to the point of beginning of the herein described lot; thence continue the last described course for a distance of 282.5 feet more or less; thence South and parallel with the East side of said ¼ - ¼ section for a distance of 260 feet; thence East and parallel with the North ¼ - ¼ section line for a distance of 282.5 feet, more or less, thence North and parallel with the East ¼ - ¼ section line for a distance of 260 feet, back to the point of beginning, all being situated in Shelby County, Alabama.

SOURCE OF TITLE: Warranty Deed recorded at Instrument 20020725000345730, dated July 25, 2002.

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 16th day of May, 2005.

Lee Ann Snow
LEE ANN SNOW

STATE OF ALABAMA)
SHELBY COUNTY)

Shelby County, AL 05/18/2005
State of Alabama

Deed Tax: \$10.00

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that **LEE ANN SNOW** 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 the 16th day of May, 2005.

Mitchell A. Spears
Notary Public
My Commission Expires: 5/17/07