

This instrument was prepared by

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Montevallo, AL 35115-0091 205/665-5076

Send Tax Notice to:

(Name) Joseph S. and Mary B. Arledge

(Address) 7706 Highway 22

Montevallo, AL 35115

Warranty Deed, Jointly For Life With Remainder To Survivor

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **TWO HUNDRED FIFTY THOUSAND and 00/100 -----(\$260,000.00) -----**
DOLLARS to the undersigned Grantor in hand paid by the GRANTEES herein, the receipt whereof is
acknowledged, I (we),

BETTY M. ARLEDGE, an unmarried widow

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

JOSEPH S. ARLEDGE and wife, MARY B. ARLEDGE

(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 a 3-way fence corner locally accepted as the Southwest corner of the Northwest Quarter of
the Southwest quarter of Section 1, Township 22 South, Range 3 West; thence along the locally accepted
South line of said quarter-quarter section South 88 degrees 02 minutes 26 seconds East a distance of 640.71
feet to a 5/8" rebar and also the Point of Beginning; thence North 00 degrees 05 minutes 40 seconds West a
distance of 1319.35 feet to a 5/8" rebar on the South right of way line of Shelby County Road No. 22; thence
along said right of line South 88 degrees 02 minutes 13 seconds East a distance of 638.54 feet to a 5/8" rebar
on the West right of way line of Shelby County Road No. 16; thence along the last described right of way
line South 00 degrees 11 minutes 19 seconds east a distance of 1319.33 feet to a 5/8" rebar on the locally
accepted South line of said quarter-quarter section; thence North 88 degrees 02 minutes 36 seconds West a
distance of 640.71 feet back to the Point of Beginning. Situated in Shelby County, Alabama.**

BETTY M. ARLEDGE IS THE SURVIVING GRANTEE IN THAT CERTAIN DEED RECORDED
IN INSTRUMENT NUMBER 20040930000539860, IN THE PROBATE OFFICE OF SHELBY
COUNTY, ALABAMA. THE OTHER GRANTEE, JOSEPH M. ARLEDGE IS DECEASED, HE
HAVING DIED ON MARCH 31, 2007.

SUBJECT TO:

- Taxes for 2007 and subsequent years.
- Permit to Alabama Power Company recorded in Deed Book 177, Page 373.
- Permit to Alabama Power Company recorded in Deed Book 157, Page 615.

- Right of Way to Shelby County recorded in Deed Book 174, Page 436.
- Purchase money first mortgage in favor of Central State Bank, executed by Grantees herein on even date herewith, in the sum of \$230,000.00.

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 17th day of

April, 2007.

Shelby County, AL 04/19/2007
State of Alabama

Deed Tax: \$30.00

Betty M. Arledge
BETTY M. ARLEDGE

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that **BETTY M. ARLEDGE**, 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 that same bears date.

Given under my hand and official seal, this the 17th day of April, 2007.

Notary Public

My Commission Expires: 8/13/09