

STATE OF ALABAMA

COUNTY OF SHELBY

THIS INDENTURE made and entered into on this 24 day of August, 2007, by and between **BETTY S. SPRADLEY**, a married woman, herein referred to as Grantor, and **BETTY S. SPRADLEY and LAWRENCE W. SPRADLEY**, husband and wife, herein referred to as Grantees.

WITNESSETH: That the Grantor, for and in consideration of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantees and other good and valuable consideration, receipt of which is acknowledged, have this day given, granted, bargained, sold and conveyed and do by these presents give, grant, bargain, sell and convey unto the Grantees, FOR AND DURING THEIR JOINT LIVES AS JOINT TENANTS 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, all of her right, title, and interest in the following described real estate lying and being situated in the County of Shelby, State of Alabama, to-wit:

SEE DESCRIPTION ATTACHED AS EXHIBIT "A"

SOURCE OF TITLE: Document No.: 20071025000495080

NO TITLE OPINION WAS REQUESTED AND NONE WAS PERFORMED.  
LEGAL DESCRIPTION PROVIDED BY GRANTOR.

TO HAVE AND TO HOLD the real estate above described together with all and singular the rights, privileges, tenements, appurtenances and improvements thereunto belonging or in anywise appertaining unto the Grantees, FOR AND DURING THEIR JOINT LIVES AS JOINT TENANTS 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.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand and seal on this the day and year first above written.

Shelby County, AL 11/21/2007  
State of Alabama  
Deed Tax:\$150.00

Betty S. Spradley  
**BETTY S. SPRADLEY**

I, the undersigned, a Notary Public, in and for the said State of Alabama at Large, hereby certify that **BETTY S. SPRADLEY**, 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 said conveyance, she voluntarily executed the same on the day the same bears date.

THIS the 24th day of August, 2007.

Catherine H. Cooper  
Notary Public  
My Commission Expires: 3/2/2008

THIS INSTRUMENT WAS PREPARED BY:  
HINSON & HINSON, P.C.  
Christine Sampson Hinson  
4650 Whitesburg Drive, Suite 203  
Huntsville, Alabama 35802  
(256) 382-5863



**EXHIBIT "A"**

The Southwest Quarter of Section 25, Township 18, Range 2 East, and containing 160 acres, more or less.

Also, all that part of the Northeast Quarter of the Southeast Quarter of Section 26, Township 18, Range 2 East, that lies on the East side of the Coosa Valley Road and containing 20 acres, more or less, EXCEPT, however, the following tract of land heretofore conveyed by J. H. Kincaid and wife, Elizabeth Kincaid to Coosa Valley Builders, Incorporated, dated October 25, 1949, and recorded in Deed Book 139, on page 401, and described as follows: All that part of the Northeast Quarter of the Southeast Quarter of Section 26, Township 18, Range 2 East which lies West of the right of way of Alabama Highway No. 25 and East of the Old Coosa Valley Road running across said forty acres and containing in the exception hereof 4.3 acres, more or less.

And all situated in Shelby County, Alabama.

SOURCE OF TITLE: Deed Record 143, Page 93

**LESS AND EXCEPT:**

**Tract 1:**

All that portion of the Northeast 1/4 of the Southeast 1/4 of Section 26, Township 18 South, Range 2 East in Shelby County, Alabama, which lies West of the right of way of State Highway #25 (U.S. Highway #231) and East of the Old Coosa Valley Road:

LESS AND EXCEPT the North 630 feet.

**Tract 2:**

A parcel located in the Northeast 1/4 of the Southeast 1/4 of Section 26, Township 18 South, Range 2 East in Shelby County, Alabama and being more particularly described as follows: Commence at the Southeast corner of Section 26, Township 18 South, Range 2 East and run North 37°29'10" West for 1,753.42 feet to a point on the North right of way of Shelby County Road #59 and the point of beginning, thence North 60°16'55" West along said North right of way for 10.17 feet to the center line of Old Coosa Valley Road (not open), thence North 29°41'50" East along said center line and fence for 176.00 feet, thence North 28°42'45" East along said center line and fence for 197.27 feet, thence North 28°37'45" East along said centerline and fence for 182.83 feet; thence North 37°05'30" East along said center line and fence for 151.07 feet, thence (leaving center line and fence) run North 88°38'25" East for 25.12 feet to a point on the East right of way of the Old Coosa Valley Road, thence South 38°12'45" West along said right of way for 153.15 feet, thence South 28°53'10" West along said right of way for 213.64 feet, thence South 30°44'55" West along said right of way for 176.22 feet, thence South 30°03'10" West along said right of way for 177.55 feet to the point of beginning.

SOURCE OF TITLE: Deed Book 143, Page 92  
Document No.: 20050810000409680  
Document No.: 20070612000275310

**AND**

**LESS AND EXCEPT:**

A parcel in the Southeast Quarter of the Southwest Quarter, in the Southwest Quarter of the Southwest Quarter and in the Northwest Quarter of the Southwest Quarter of Section 25, Township 18 South, Range 2 East and in part of the Northeast Quarter of the Southeast Quarter of Section 26, Township 18 South, Range 2 East in Shelby County, Alabama and being more particularly described as follows: Commence at an existing 3/4" bolt at the Southeast corner of the Southeast Quarter of the Southwest Quarter of Section 25, Township 18 South, Range 2 East, said point being the Point of Beginning and run North 00° 38' 55" West along the East line of said Quarter Quarter section for 1236.22 feet to a 5/8" rebar set, thence South 89° 21' 05" West for 1795.77 feet to a 5/8" rebar set, thence North 58° 10' 00" West for 1420.24 feet to a 5/8" rebar set on the Southeasterly right-of-way of U.S. Highway 231 (100' right-of-way), thence South 32° 37' 00" West along said right-of-way for 813.99 feet to an existing 5/8" rebar, thence (leaving right-of-way) run North 88° 55' 20" East for 798.65 feet to an existing 5/8" rebar, thence South 00° 52' 00" East along a fence for 399.49 feet to an existing 5/8" rebar, thence North 79 46' 40" East along a fence for 16.97 feet to an existing 5/8" rebar, thence South 55° 18' 25" East for 45.46 feet to an existing 5/8" rebar, thence South 00° 52' 05" East for 872.14 feet to an existing 1 1/2" pipe at the Southeast corner of Section 25, thence South 90° 00' 00" East along the South line of said Section 25 for 2583.16 feet to the Point of Beginning. The above containing 86.15 acres more or less.

SOURCE OF TITLE: Boundary Survey of Part of W.W. Stillwell Estate in Sections 25 & 26, T18S, R2E by Licensed Professional Land Surveyor, Derrol D. Luker, State of Alabama No. 23006