

SEND TAX NOTICE TO: RICHARD C. EVANS  
2360 SALEM ROAD  
MONTEVALLO, ALABAMA 35115

20071130000543710 1/2 \$364.00  
Shelby Cnty Judge of Probate, AL  
11/30/2007 11:41:09AM FILED/CERT

## WARRANTY DEED

### WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA:  
COUNTY OF SHELBY:

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of \$350,000.00 and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged I/we, **BARBARA S. JONES**, (herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL and CONVEY unto **RICHARD C. EVANS and MARY JANE EVANS**, (herein referred to as GRANTEE(S) 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 the **County of SHELBY, and State of Alabama**, to-wit:

SEE EXHIBIT A

Shelby County, AL 11/30/2007  
State of Alabama  
Deed Tax: \$350.00

Subject to easements, restrictive covenants and ad valorem taxes 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 their heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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, that I (we) have a good right to sell and convey the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons, except as to the hereinabove restrictive covenants, conditions, easements and ad valorem taxes of record and do hereby WARRANT AND WILL FOREVER DEFEND the title to said property and the possession thereof.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 28th day of November, 2007.

\_\_\_\_\_

  
**BARBARA S. JONES**

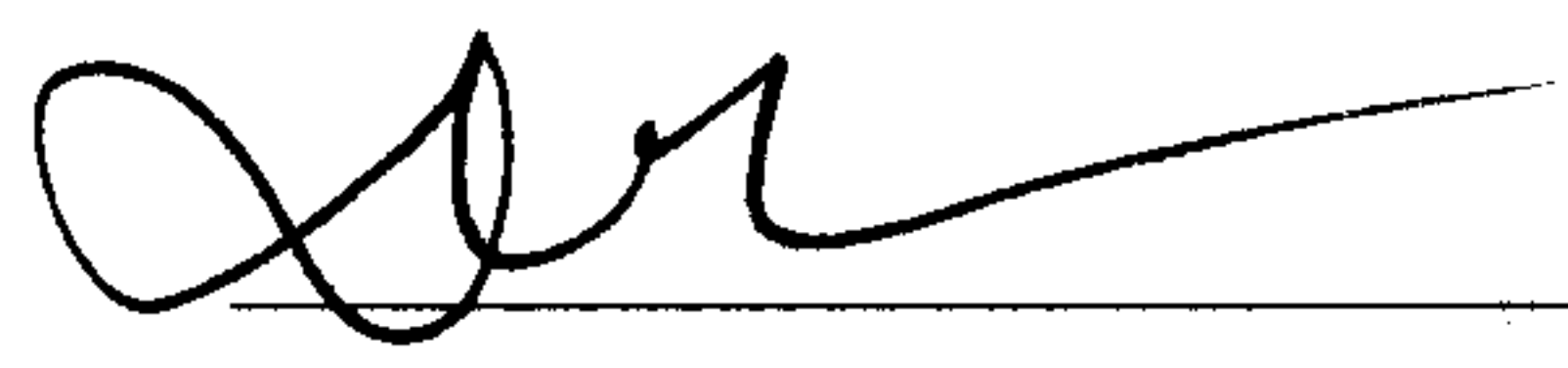
\_\_\_\_\_

\_\_\_\_\_(L.S.)

THE STATE OF ALABAMA:  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said State hereby certify that BARBARA S. JONES and , whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand official seal this 28th day of November, 2007.

  
Notary Public  
My commission exp: \_\_\_\_\_

Prepared by:  
CHRISTOPHER P. MOSELEY  
MOSELEY & ASSOCIATES, P.C.  
2871 ACTON ROAD, SUITE 101  
BIRMINGHAM, AL 35243

DAVID S. SNODDY  
MY COMMISSION EXPIRES 6/18/10

## EXHIBIT "A"

**A parcel of land in the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 4, Township 22 South, Range 3 West, Shelby County, Alabama, described as follows:**

**Beginning at the Southeast corner of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 4, Township 22 South, Range 3 West, Shelby County, Alabama, and run thence Northerly along the East line of said  $\frac{1}{4}$  -  $\frac{1}{4}$  Section a distance of 338.16 feet to a point; thence turn a deflection angle of 88 degrees, 03 minutes, 46 seconds to the left and run Westerly a distance of 1,278.18 feet to a point on the East right of way line of Shelby County Highway No. 15; thence turn a deflection angle of 93 degrees, 02 minutes, 35 seconds to the left and run Southerly along said right of way line of said Highway a distance of 169.62 feet to a point; thence turn a deflection angle of 93 degrees, 57 minutes, 53 seconds to the left and run Easterly a distance of 643.25 feet to a point; thence turn a deflection angle of 87 degrees, 30 minutes, 51 seconds to the right and run Southerly a distance of 168.92 feet to a point on the South line of said Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ ; thence turn a deflection angle of 87 degrees, 30 minutes, 51 seconds to the right and run Southerly a distance of 168.92 feet to a point on the South line of said Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ ; thence turn a deflection angle of 87 degrees, 30 minutes, 52 seconds to the left and run Easterly along said  $\frac{1}{4}$  line a distance of 630.00 feet to the point of beginning; being situated in Shelby County, Alabama.**