



20090519000186680 1/2 \$41.00
Shelby Cnty Judge of Probate, AL
05/19/2009 08:31:27 AM FILED/CERT

25000

This instrument was prepared by:

(Name) Gail Owen
(Address) _____

Send Tax Notice to:

(Name) Gail Owen
(Address) 1011 Chelsea Rd
Columbiana, AL 35057

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Dollars and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we,

Gail J. Owen, an unmarried lady
(herein referred to as grantors), do grant, bargain, sell and convey unto

Townley T. Crowe, as Custodian of Kathryn Abigail Crowe and Shelby Towns Crowe
(herein referred to as GRANTEES), as joint tenants, (being Kathryn Abigail Crowe and Shelby Towns Crowe) with right of survivorship, the following described real estate, situated in

Shelby

County, Alabama, to-wit:

LEGAL DESCRIPTION IS ATTACHED HEREBY AS EXHIBIT "A", and MADE A PART HEREOF
AS IF WRITTEN HEREIN.

The above Grantor does herby reserve a life estate in subject property.

Shelby County, AL 05/19/2009

State of Alabama

Deed Tax : \$25.00

TO HAVE AND TO HOLD, Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with 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 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, I have hereunto set my hand(s) and seal(s) this January
day of 3, 19 2008

WITNESS

(Seal)

(Seal)

(Seal)

Gail J. Owen (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

County }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby
certify that Gail J. Owen, an unmarried lady, 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 3rd day of January, A.D., 2008.

My Commission Expires:

Martha B. Ferguson
Notary Public



20090519000186680 2/2 \$41.00
Shelby Cnty Judge of Probate, AL
05/19/2009 08:31:27 AM FILED/CERT

EXHIBIT 'A'

PARCEL ONE:

All that part of the NE 1/4 of the SE 1/4 of Section 24, Township 20 South, Range 2 West lying North and West of County Road No. 74; situated in Shelby County, Alabama.

PARCEL TWO:

**The SE 1/4 of the NE 1/4, Section 24, Township 20 South, Range 2 West;
LESS AND EXCEPT THE FOLLOWING PARCELS:**

- 1. All that part of the SE 1/4 of the NE 1/4 of Section 24, Township 20 South, Range 2 West lying North and East of Tom's Creek as shown by deed to Nina J. McCord dated January 5, 2006 and recorded as Inst. No. 20060113000022820.**
- 2. That certain portion of the said SE 1/4 of NE 1/4, Section 24, Township 20 South, Range 2 West, more particularly described in that certain deed to Shelby County, Alabama, dated December 13, 2005, and recorded as Inst. No. 20051219000683070 in Probate Office of Shelby County, Alabama.**
- 3. That certain portion of the said SE 1/4 of NE 1/4, Section 24, Township 20 South, Range 2 West, being more particularly described in certain deeds to Alabama Power Company dated March 6, 2006 and recorded as Inst. No. 20060306000104670 and Inst. No. 20060306000104690 in said Probate Office.**

PARCEL THREE:

All that part of the West 1/2 of the West 1/2 of SE 1/4 of NW 1/4 and that part of the East 1/2 of SW 1/4 of NW 1/4, all in Section 19, Township 20 South, Range 1 West lying South and West of the center line of Tom's Creek; being situated in Shelby County, Alabama.

PARCEL FOUR:

Lot 2-A according to the Resubdivision of Yellowleaf Creek Woodlands Subdivision, as recorded in Map Book 37 Page 90 in the Probate Office of Shelby County, Alabama.