

This instrument was prepared by

(Name) Jack W. Monroe, Jr.

(Address) 1891 Hoover Court, Birmingham, Alabama 35226

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Thousand one hundred eighty and No/100 ----- DOLLARS the assumption of that certain mortgage from Robert W. Gafnea and wife, Shirley W. Gafnea to H. R. Evans and wife, Ivy S. Evans to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Robert W. Gafnea and wife, Shirley W. Gafnea

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

Bert H. Oglesby and wife, Ester G. Oglesby

(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, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

Tract of land in NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of Section 4, Township 20, Range 1 East, described as: Starting at the SW corner of the NW $\frac{1}{4}$  of NW $\frac{1}{4}$  of said Section 4 and run east 390 feet to Columbania Public Road; thence North along said road 530 feet to a ditch; thence west along said ditch 390 feet to the west line of said forty acres; thence south 530 feet to the point of beginning, containing 4 acres, more or less, situated in Shelby County, Alabama.

Transmission line permit from B. H. Green and wife to Alabama Power Company dated June 22, 1937 and recorded in Deed Book 103, Page 182.

Right of way conveyed to Shelby County by H. R. Evans recorded in Deed Book 147, Page 571, dated 13th August 1951.



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Shelby Cnty Judge of Probate, AL  
06/21/1971 12:00:00 AM FILED/CERT

STATE OF ALABAMA  
SHELBY COUNTY  
JUN 21 1971  
REC. BY FILE NO. 1971-10621000025190  
PAGE 1 OF 1  
JUN 21 1971 12:00:00 AM

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 of such survivor forever, together with every contingent remainder and right of reversion.

And ~~k~~(we) do for ~~ourselves~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~from~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~k~~(we) will and ~~my~~ (our) heirs, executors and administrators shall warrant and defend the same to the said 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 day of June, 1971.

WITNESS:

*Robert L. Robins*

(Seal)

(Seal)

(Seal)

*Robert W. Gafnea*

(Seal)

*Shirley W. Gafnea*

(Seal)

(Seal)

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STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, *Robert L. Robins*, a Notary Public in and for said County, in said State, hereby certify that *Robert W. Gafnea and wife Shirley W. Gafnea* whose names ~~are~~ are signed to the foregoing conveyance, and who ~~are~~ are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance ~~have~~ have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this *14* day of *June*, A. D., 19*71*.

*Robert L. Robins*

Notary Public.