

This instrument was prepared by

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Form 1-1-7 Rev. 1-66

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

COUNTY OF **SHELBY**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Twenty-six Thousand Five Hundred Fifty and No/100 Dollars** and other good and valuable consideration.

to the undersigned grantor, **Farris Land Company, Inc.** a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Gary L. Mayes and Sonjia M. Mayes

(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.**

Lot 20 according to "Navajo Hills" Third Sector as shown by map recorded in Map Book 5, page 56 in the Probate Office of Shelby County, Alabama, the same being situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section 27, Township 20 South, Range 3 West, Shelby County, Alabama.

Subject to restrictive covenants and conditions filed for record in Deed Book 263 page 231 and amended in Deed Book 268 page 561 in the Probate Office of Shelby County, Alabama.



19711116000048790 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/16/1971 12:00:00 AM FILED/CERT

\$26,550.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

STATE OF ALA. SHELBY CO.
NOTARY PUBLIC
1971 NOV 16 PM 10:45
REC. BK. & PAGE AS SHOWN ABOVE
U.C. FILE NUMBER OR
CONFIRMATION
NOT BY REPLY

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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, **W. M. Farris** who is authorized to execute this conveyance, has hereto set its signature and seal, this the **5th** day of **November** 1971

ATTEST:

Lucille S. Farris
Secretary

FARRIS LAND COMPANY, INC.

By **W. M. Farris**
President

STATE OF ALABAMA
COUNTY OF **SHELBY**

I, **the undersigned**

State, hereby certify that

W. M. Farris

a Notary Public in and for said County in said

whose name as

President of

Farris Land Company, Inc.

a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the **5th** day of

November
October,

19 **71**

Emmie D. Higginbotham
Notary Public
My Commission Expires November 3, 1976