

This instrument was prepared by

(Name) Lee Bains, Attorney

(Address) 1813 1/2 3rd Avenue, North, Bessemer, Alabama

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama



19720607000029010 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/07/1972 12:00:00 AM FILED/CERT

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifteen Thousand (\$15,000.00) Dollars, payable \$1,000.00 cash, and the execution of a purchase money mortgage for \$14,000.00 payable \$1,000.00 annually, and 6% interest on unpaid balance, commencing June 1, 1973, and payable June 1st each year thereafter until paid in full, to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Ellis Mehurg and wife, Laura Lacey Mehurg

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

Lester L. Hicks, Jr. and wife, Nancy H. Hicks

(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:

All that part of the SE 1/4 of the NE 1/4 of Section 20, and all that part of the SW 1/4 of the NW 1/4 of Section 21 that lies South of Alabama Highway No. 70 and North of Waxahatchee Creek; also, all that part of the SE 1/4 of the NW 1/4 of Section 21 which lies South of said Alabama Highway No. 70 and North and East of said Waxahatchee Creek, all being in Township 21, South, Range 1 West, Shelby County, Alabama. Also, that certain part of the SW 1/4 of the NW 1/4 of Section 21, Township 21, Range 1 West, which lies East and Northeast of Waxahatchee Creek in the Southeastern portion of said 1/4 1/4 Section.

It is estimated that the above description contains approximately 52 acres more or less, but ~~there is no representation as to the quantity of land, and~~ the determination of the quantity of land is the sole responsibility of the purchaser.

The Highway referred to in the foregoing description has since the purchase of said land by the Vendors, been re-designated as Alabama Highway No. 26. The description is above written as purchased by the Vendors and the title thereof insured by Lawyers Title Insurance Company.

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 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, unless otherwise noted above; that I (we) have a 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 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 2nd day of June, 1972.

WITNESS:

(Seal)

Ellis Mehurg
(Ellis Mehurg)

(Seal)

(Seal)

(Seal)

(Seal)

Laura Lacey Mehurg
(Laura Lacey Mehurg)

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

I, The Undersigned, a Notary Public in and for said County, in said State, hereby certify that Ellis Mehurg and wife, Laura Lacey Mehurg, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2nd day of June, A. D., 1972.

Lee Bains
Notary Public.

BOOK 274 PAGE 610