

This instrument was prepared by

(Name) Harrison and Conwill

(Address) Columbiana, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED. JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One DOLLARS

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

Bertell E. Bice and wife, Myrtle Bice

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

Bertell Bice and Myrtle Bice

(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:

Lot 7 in Block 1 according to Thomas' Addition to the town of Aldrich, map of which was recorded in the office of the Probate Judge of Shelby County, Alabama, on February 23, 1944, in Map Book 3; containing 1.26 acres, more or less. (being known as dwelling house No. 40 of the former Montevallo Coal Mining Company at Aldrich, Alabama).



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Shelby Cnty Judge of Probate, AL
05/31/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 MAY 31 PM 9:58
U.C.C. FILE NUMBER OF
REC. BK. & PAGE AS SHOWN ABOVE
Conrad M. Hester
JUDGE OF PROBATE

BOOK 287 PAGE 166

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 31st day of May, 1974.

WITNESS:

(Seal)

(Seal)

(Seal)

Bertell E. Bice
Bertell E. Bice

Myrtle Bice
Myrtle Bice

General Acknowledgment

STATE OF ALABAMA

Shelby COUNTY

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that Bertell E. Bice and wife, Myrtle Bice whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, they are 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 31st day of May, A. D. 1974.

Martha B. Joiner
Notary Public.