

This instrument prepared by

(Name) R.L. Robinson

(Address) 601 8th Avenue South Birmingham, Alabama

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

6977
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of one and no/100 DOLLARS

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

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

Robert L. Robinson and wife Phoebe D. Robinson

(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 _____ County, Alabama to-wit:

An undivided one-half interest in the following described Real Estate situated in Shelby County, Alabama, to-wit:

The Southeast Quarter of the Southeast Quarter of Section 26, Township 21 South, Range 1 East, less and except that part conveyed to the Alabama Power Company by deed recorded in Deed Book 241, Page 838, in the Probate Records of Shelby County, Alabama.

BOOK 287 PAGE 813



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Shelby Cnty Judge of Probate, AL
07/16/1974 12:00:00 AM FILED/CERT

U.C.C. FILE NUMBER OR
REC. NO. & PAGE AS SHOWN ABOVE
1974 JUL 16 AM 8:26
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JUL 16 1974
JUDGE OF PROBATE

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 (Xe) do for myself (our Xes) and for my (Xur) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we Xre) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we X) have a good right to sell and convey the same as aforesaid; that I (Xe) will and my (Xr) 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, I have hereunto set my hand (X) and seal (X), this 15th day of July, 19 74.

WITNESS:

Q J Walley (Seal) Frank Murray Dixon (Seal)
____ (Seal) _____ (Seal)
____ (Seal) _____ (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, James W. Bankston, a Notary Public in and for said County, in said State, hereby certify that Frank Murray Dixon 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of July

James W. Bankston
Notary Public

