

(Name) William A. Parker, Attorney at Law 6876

(Address) 1211 28th Street South, Birmingham, Alabama 35205

19750812000043230 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/12/1975 12:00:00AM FILED/CERT

Form 1-1-5 Rev. 1-66

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

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Three Thousand and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Abe Zanaty and wife, Modene Zanaty
William A. Parker and wife, Julia W. Parker
(herein referred to as grantors) do grant, bargain, sell and convey unto

Joseph N. Habshey and wife Shelby B. Habshey

(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:

A tract of land located partly in the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ and partly in the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$, all in Section 13-Township 21 South, Range 1 East of the Huntsville Principal Meridian, Shelby County, Alabama, more particularly described as follows:

Commence at the NE corner of S 13-T21S-R1E, thence South along the East line of said section 2794.2 feet to an Alabama Power Company monument marked 2794.2, said point being on the North bank of Lay Lake, Coosa River, thence 96°33' right Northwesterly along said river bank 200 feet to the point of beginning of tract of land herein described, thence 22°52' left Southwesterly along river bank 100 feet, thence 96°22' right Northwesterly 215.20 feet, thence 60°15' right Northeasterly 114.50 feet, thence 119°45' right Southeasterly 261.00 feet to the point of beginning.

Subject to easements and restrictions of record.

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 19 day of July, 1975

WITNESS:

James J. Lewis (Seal)
(Seal)
(Seal)

Abe Zanaty (Seal)
Modene Zanaty (Seal)
William A. Parker (Seal)
Julia W. Parker (Seal)

General Acknowledgment

STATE OF ALABAMA
Jefferson COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Abe Zanaty and wife, Modene Zanaty 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 14 day of July, A. D., 1975

Notary Public.

My Commission Expires Sept. 2, 1976

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STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgement

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that William A. Parker and wife, Julia W. Parker 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 19 day of July
A.D., 1975.

Carl W. Hall
Notary Public.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1975 AUG 12 AM 8:02

Beck Sep 3.00
Conrad M. Johnson
JUDGE OF PROBATE



19750812000043230 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/12/1975 12:00:00AM FILED/CERT

BOOK 203 PAGE 888 362

Box 1244 ✓
RETURN TO BHAM, ALA 35201

Zanaty and Parker

TO

Habshey

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM
LAWYERS TITLE INSURANCE COMPANY
Title Insurance
BIRMINGHAM, ALA.

1.95