

This instrument was prepared by

(Name)

(Address)

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

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$10.00 AND OTHER CONSIDERATIONS DOLLARS

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

CECIL L. HODGENS and WIFE NELLIE M. HODGENS  
(herein referred to as grantors) do grant, bargain, sell and convey unto

CECIL L. HODGENS, JR.  
(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 CONSISTING OF  
10 ACRES, HEREIN DESCRIBED AS  
BEING THE E 1/2 OF THE W 1/2 OF THE  
S.E. 1/4 OF THE N.E. 1/4 OF SEC. 1,  
TOWNSHIP 20 SOUTH RANGE 2 WEST

19760706000062060 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
07/06/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA  
CLERK OF THE COURT  
INSTRUMENT WAS FILED  
1976 JUL -6 PM 1:48  
Deed Fee .50  
Clerk of Probate  
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 (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 9th day of August, 1974.

WITNESS:

A. J. Stone (Seal)  
Cecil L. Hodgens (Seal)  
Nellie M. Hodgens (Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Verna K. Stone, a Notary Public in and for said County, in said State, hereby certify that Cecil L. Hodgens and wife, Nellie M. Hodgens whose name 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 9th day of August, A. D. 1974

Verna K. Stone, Notary Public  
State of Alabama at Large  
My Commission Expires July 20, 1975