



american title insurance company

2119 - 3RD AVENUE NORTH • BIRMINGHAM, AL 35203 • (205) 254-8080

467

This instrument was prepared by

(Name) HOLLIMAN, TUCKER, KINCAID & LADNER, Attorneys at Law

(Address) 1610 4th Avenue North, Bessemer, AL 35020

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100-----(\$1,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Dale Owen Milstead and wife, Judy Milstead

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

Dale O. Milstead and Judy Milstead

(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:

Commence at the NW corner of the NW 1/4 of the NW 1/4 of Section 4, Township 24 North, Range 13 East; thence run Southerly and along the West line for a distance of 1478.15 feet to a point on the North right of way of Southern Railroad, thence turn 89° 48' to the left for a distance of 529.0 feet, thence turn 90° 00' to the left for a distance of 105.0 feet, thence turn 90° 00' to the right for a distance of 46.39 feet; thence turn 89° 40' to the left for a distance of 101.50 feet to the point of beginning. Thence turn 90° 00' to the right for a distance of 300.0 feet, thence turn 90° 00' to the left for a distance of 200.0 feet; thence turn 90° 00' to the left for a distance of 402.67 feet to the point in the center line of a county road, thence turn 86° 57' to the left and along said road for a distance of 100.14 feet; thence turn 14° 31' to the left and along said road for a distance of 102.03 feet, thence turn 78° 32' to the left for a distance of 87.72 feet to the point of beginning.

This conveyance subject to:

1. Taxes for the year 1982.
2. Oil, mineral rights and any easements or rights of way pertaining thereto.

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 September, 1982

WITNESS:

NOTARY PUBLIC
SHELBY COUNTY
(Seal)

1982 SEP 13 AM 9:09 (Seal)

THOMAS E. KINCAID, JR.
(Seal)

Dale Owen Milstead (Seal)
Dale Owen Milstead

Judy Milstead (Seal)
Judy Milstead

STATE OF ALABAMA
JEFFERSON COUNTY

Recd 1.00
Rec. 1.50
Ind. 1.00
3.50

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dale Owen Milstead and wife, Judy Milstead 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 September, A. D., 1982

B.T. 1

Thomas E. Kincaid, Jr.
Notary Public

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