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WARRANTY DEED

1,000

This instrument was prepared by
Steven R. Sears, attorney
11 South Main Street, BX Four
Montevallo, AL 35115+0004
telephone: 665-1211
without benefit of title evidence.

Please send tax notice to:

✓ Mildred Lawley
Rt 4, BX 347
Montevallo, AL 35115

State of Alabama)
County of Shelby)

Know all men by these presents, that in consideration of love and affection, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I, Mildred Lawley, an unremarried widow, of Rt. 4, BX 347, Montevallo, AL 35115, do grant, bargain, sell, and convey unto Mildred Lawley and Jerry Wayne Lawley, an unmarried man, both of Rt 4, BX 347, Montevallo, AL 35115, 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, (herein referred to as grantee, whether one or more) the following described real estate situated in Shelby County, Alabama, to-wit:

Begin 990 feet W and 161 feet S of the NE corner of §11, Twp 22S, R4W, thence proceed S 160 feet; thence E 662 feet; thence N 160 feet; thence W 662 feet to the point of beginning.

Source of title: A warranty deed to grantor dated July 19, 1946 and recorded at deed book 125, page 398 of the Shelby County Probate Records. It is the intent of this instrument to convey the house and surrounding lot acquired by grantor in 1946, less three 2½ acre parcels previously conveyed away, whether or not correctly described above.

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.

I, Mildred Lawley, do for myself and for my heirs, executors, and administrators covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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 set my hand and seal, this 26 December 1988.

Witness:

Steven R. Sears

Mildred Lawley (Seal)
Mildred Lawley

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220
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State of Alabama)
County of Shelby)

CHIEF JUSTICE

I, the undersigned notary public for the State of Alabama at Large, hereby certify that Mildred Lawley, whose name is signed to the foregoing conveyance, and who is (made) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26 December 1988.

Steven ...

By Commission Expires 28 February 1990

Notary public

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88 JAN 25 AM 10:52

JUDGE OF PROBATE

1. Dead Tax	\$ 1.00
2. Mtg. Tax	00
3. Recording Fee	5.00
4. Indexing Fee	1.00
TOTAL	7.00

BOOK

I, Mildred Lawley, do hereby certify that I am the sole and lawful owner of the premises described in the foregoing conveyance, and that I have a good right to sell and convey the same. I have a good right to sell and convey the same, and I have a good right to sell and convey the same. I have a good right to sell and convey the same, and I have a good right to sell and convey the same.

STATE OF ALABAMA
COUNTY OF SHELBY