

This instrument was prepared by _____

(Name) Kathlene C. Phillips (Address) Rt. # 1 Box 193 Empire, Alabama 35063

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR--

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS, Five Hundred

That in consideration of One-hundred dollars and other good and valuable consideration -- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Herbert Allen, and wife, Betty J. Allen

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

(herein referred to as GRANTEE) 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 Southeast corner of SW 1/4 of NE 1/4, Section 28, Township 19 South, Range 2 East and run thence due West a distance of 25.7 feet to a point; thence turn right and run north 5 degrees 10 minutes East a distance of 397.48 feet; thence turn right and run South 84 degrees 50 minutes East a distance of 329.0 feet to a point; thence turn left and run north 2 degrees 35 minutes West a distance of 158.9 feet to the point of beginning of the lot herein conveyed; thence run north 9 degrees 20 minutes West a distance of 209.0 feet to a point; thence turn left and run north, 89 degrees 40 minutes West a distance of 209.0 feet to a point; thence turn left and run south 9 degrees 20 minutes East a distance of 209.0 feet to a point; thence turn left and run South 89 degrees 40 minutes East a distance of 209.0 feet to the point of beginning. Said real estate being situated in the NE 1/4 of Section 28, Township 19 South, Range 2 East.

04/27/1992-6040
09:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 7.00

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 21 at
day of March, 19 92

H O Allen (Seal)

Herbert Allen (Seal)

Kathlene C. Phillips (Seal)

Betty J. Allen (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Walker COUNTY }

General Acknowledgment

I, Kathlene C. Phillips, a Notary Public in and for said County, in said State, hereby certify that Herbert Allen and wife, Betty J. Allen

whose name s 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 21 st day of March, A. D., 19 92

Dell Ray
% Carl D. Englehart

Kathlene C. Phillips

Notary Public.

60 Shelby 83 Harpsville, Ala 35078