

#3195

Less Than 500.00

Mr. [unclear]
[unclear]

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STATE OF ALABAMA, X
SHELBY COUNTY.....X

KNOW ALL MEN BY THESE PRESENTS, That whereas, the undersigned, T.F.Prestridge and wife, Alice Prestridge, are each owners of an undivided one-half interest in the hereinafter described real estate and which is more accurately described and designated as PARCEL "A", in this conveyance, and desire that said real property shall be owned by the said T.F.Prestridge and wife as long as they both shall live, and upon death of either one of them, the entire interest and title shall vest absolutely in the survivor of them:

NOW, THEREFORE, in consideration of the premises, and the love and affection which I, T.F.Prestridge, have for my wife, Alice Prestridge, I, T.F.Prestridge, do hereby grant, bargain, sell, and convey unto Alice Prestridge, subject to the reservations and conditions hereinafter expressed, reserving a life estate in such undivided one-half interest in said real estate to the grantor herein, T.F.Prestridge, my undivided one-half interest in the real estate herein described and set forth in PARCEL "A" herein and situated in Shelby County, Alabama.

NOW, THEREFORE, in consideration of the premises, and of the love and affection which I have for my husband, T.F.Prestridge, I, Alice Prestridge, do hereby grant, bargain, sell, and convey unto my husband, T.F.Prestridge, subject to the reservation and conditions hereinafter expressed, reserving a life estate in such undivided one-half interest in said real estate to the grantor herein, Alice Prestridge, my undivided one-half interest in the real estate herein described and set forth in PARCEL "A" herein, and situated in Shelby County, Alabama.

The lands herein described and conveyed are set forth and described as PARCEL "A".

PARCEL "A".

That certain tract of land situated in the
Northwest Quarter of the Southeast Quarter

PARCEL "A" (continued).

and in the Northeast Quarter of the Southwest Quarter of Section 23, Township 21, Range 3 West, described as follows, to wit: Beginning at the Northeast corner of the Southwest Quarter of Section 23, Township 21, Range 3 West, and run thence South 550 feet; run thence in a Westerly direction 790 feet to the Montevallo and Ashville public road; run thence in a Northerly direction and along the East right of way line of said Montevallo and Ashville public road, a distance of 975 feet to the North line of said Southwest Quarter of said Section 23; run thence East along the North line of the Southwest Quarter of said Section 23, Township 21, Range 3 West, to the point of beginning;

ALSO, The North Half of the Northwest Quarter of the Southeast Quarter of Section 23, Township 21, Range 3 West.

Also, 1 1/2 acres of land in the Northeast Corner of the Southeast Quarter of the Northwest Quarter of Section 23, Township 21, Range 3 West, described as follows: Beginning at the Northeast corner of said Southeast Quarter of the Northwest Quarter of said Section 23, and run thence South 70 yards; run thence West 105 yards; run thence North 70 yards; and run thence East 105 yards to the point of beginning.

Also, all that part of the Southeast Quarter of the Northwest Quarter, lying West of the Montevallo and Ashville public road, and a small part of the Southwest Quarter of the Northwest Quarter in the Southeast Corner thereof, described as follows: Begin at a point on the South line of said Southeast Quarter of the Northwest Quarter, all in Section 23, Township 21, Range

PARCEL "A" (continued).

3 West, where said South line is intersected by the West line of the Montevallo and Ashville public road, and running thence Northwardly along the West line of said road, a distance of 28 rods; run thence West 30 rods; run thence Southwardly parallel with said public road 28 rods to the South line of the Southwest Quarter of the Northwest Quarter of said Section 23; run thence East along the South line of said Northwest Quarter of said Section, 30 rods to the point of beginning, containing 5 acres, more or less, and all in the South Half of the Northwest Quarter of Section 23, Township 21, Range 3 West.

ALSO, that part of the Southeast Quarter of the Northwest Quarter of Section 23, Township 21, Range 3 West lying East of the Montevallo and Ashville public road: there is EXCEPTED, however, a strip 70 yards wide off of, or across the North side of said forty acres.

ALL OF THE ABOVE DESCRIBED LANDS SITUATED IN SHELBY COUNTY, ALABAMA.

The above described real estate is conveyed subject to the reservation of a life estate, respectively, of T.F. Prestridge and Alice Prestridge, in and to an undivided one-half interest in said property herein described, and which reservation is hereby expressly made by the respective grantor herein, and this conveyance is made upon the express condition that in the event that either of the grantee shall predecease the grantor, the entire title to said lands shall revert to the grantor, respectively, herein.

Together with all and singular the rights, members, privileges, tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD unto the said T.F. Prestridge and wife, Alice Prestridge, respectively, 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, respectively, forever; all against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the 26 day of May, 1951.

T F Prestridge (SEAL).

Alice Prestridge (SEAL).

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STATE OF ALABAMA, Y
SHELBY COUNTYX

I, R. L. Roy, Justice of The Peace, a Notary Public,
in and for said County, in said State, hereby certify that
T.F.Prestridge and wife, Alice Prestridge, 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 this conveyance, they executed the same
voluntarily, on the day the same bears date.

Given under my hand, this the 26 day of May,
1951.

R. L. Roy
Notary Public, Justice of The Peace,
Alabama.

STATE OF ALABAMA, Y
SHELBY COUNTY.....X

I, R. L. Roy, Justice of The Peace, a Notary Public,
in and for said County, in said State, hereby certify that
on the 26 day of May, 1951, came before me the within
named Alice Prestridge, known to me to be the wife of the
within named T.F.Prestridge,, who, being examined separate
and apart from the husband touching her signature to the
within deed, acknowledged that she signed the same of her
own free will and accord, without fear, constraint, or threats
on the part of the husband.

IN WITNESS WHEREOF, I hereunto set my hand, this the
26 day of May, 1951.

R. L. Roy
Notary Public, Justice of The Peace,
Alabama.

STATE OF ALABAMA, SHELBY COUNTY * I, L.C. Walker, Judge of Probate, hereby certify that the within
Deed was filed for record the 30 day of May 1951 at 10:00 M. and recorded in Book
Record Page 200 and the Mortgage Tax of Deed Tax of 50 has been paid.

L. C. Walker Judge of Probate