

\$1.65 Fed Stamps

5461

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,

BOOK 204 PAGE 335

That in consideration of other valuable considerations and ten (\$10.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~WE~~ I, Annie F. Wooley, a widow,

(herein referred to as grantors) do grant, bargain, sell and convey unto Taft Hill and wife, Julia Hill,

(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:

Begin at the SW corner of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$, Section 3, Township 24 North, Range 12 East, and run thence North 11deg. 33min. East a distance of 794.75 feet to an iron pin and the point of beginning of the lot herein described; run thence North 73 deg. 39min. East a distance of 128.0 feet to an iron pin; run thence North 16deg. 21min. West a distance of 84.0 feet to an iron pin; run thence North 73deg. 39min. East a distance of 91.0 feet to an iron pin; run thence North 16deg. 21min. West along a fence a distance of 66.0 feet; run thence South 75deg. 20min. West a distance of 219.0 feet to an iron pin; run thence South 16deg. 21min. East a distance of 152.0 feet to the point of beginning of the lot herein described.

Seller agrees to pay 1959 taxes.

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 ~~(Ours)~~ 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:

that I ~~(WE)~~ have a good right to sell and convey the same as aforesaid; that I ~~(WE)~~ will and my ~~(Ours)~~ 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 hereunto set my hand and seal, this 24th day of SEPTEMBER, 19 59.

WITNESS:

Annie F. Wooley

Filed Sept 28, 1959

Deed Tax - \$1.50

Em Fowler