

4270

KNOW ALL MEN BY THESE PRESENTS, that WHEREAS, the undersigned, Betty H. Carter, is the owner of the hereinafter described real property, and desires that said property shall be owned by herself and husband, J. B. Carter, as long as they both shall live, and upon the death of either one of them, the entire title shall vest absolutely in the survivor of them.

NOW THEREFORE, in consideration of the premises, and of the love and affection which I have for my husband, J. B. Carter, I, Betty H. Carter, (hereinafter called Grantor), do hereby grant, bargain, sell and convey unto J. B. Carter, (hereinafter called Grantee), subject to the reservation and condition hereinafter expressed, the following described real property in the County of Shelby, State of Alabama, to-wit:

Begin at the Southeast corner of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 14, Township 20 South, Range 1 West; thence run North 700 feet; thence turn an angle of 121 deg. 17 min. to the left and run a distance of 618.18 feet to a point on Crenshaw Road; thence turn an angle of 113 deg. 03 min. to the left and run along said Crenshaw Road a distance of 650.0 feet to the point of beginning, being situated in the SE $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 14, Township 20 South, Range 1 West.

The above property is conveyed SUBJECT to the reservation of a life estate in an undivided one-half (1/2) interest in said property which is hereby expressly reserved to the Grantor herein, and this conveyance is made upon the express condition that in the event the Grantee shall predecease the Grantor, the entire title shall revert to the Grantor 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 J. B. Carter and Betty H. Carter, 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.

IN WITNESS WHEREOF, I, hereunto set my hand and seal, on this 14th day of July, 1960.

Witness:

W. L. Ralston

Betty H. Carter (SEAL)

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within deed was filed for record in this office on the 14 day of July 1960 at 8 M. o'clock and recorded in deed Book 210 at page 807 on the 14 day of July 1960. Mortgage Tax Deed Tax 1.50 has been paid.

Conrad M. Fowler
Judge of Probate