

State of Alabama
SHELBY COUNTY

Know All Men By These Presents,

That in consideration of FOUR HUNDRED AND NO/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~we~~ I, Dora F. Beasley, a Widow

(herein referred to as grantors) do grant, bargain, sell and convey unto Bennie G. Rhodes and wife Florence B. Rhodes

(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:

A certain lot in the Town of Wilton, particularly described as follows: Beginning at a point on the Northwest margin of the Montevallo and Wilton public road, which is 443 feet Northeast from the intersection of said Northwest line of said road with the South line of the NW¼ of Section 9, Township 24, North, Range 12 East, or a westward prolongation of said last mentioned line - the said point of beginning being the southermost corner of a certain lot conveyed by Theo Kuffner to George Kroell by deed dated March 26th, 1917, and recorded in deed book 59 page 609, in the office of the Probate Judge of Shelby County, Alabama, and which said deed is hereby referred to for all purposes of description of the lot hereby conveyed, From said point of beginning run northwesterly along the line of said George Kroell lot, 144 feet to the westernmost corner of said George Kroell lot, said point being 6 feet east of the eastern line of what is called the Cherry lot, and which east line is marked by a ditch, thence a southwardly, parallel with the eastern line of said Cherry lot, and six feet equidistant therefrom, 84 feet, thence southeasterly 118 feet to a point on said Northwest margin of said Montevallo and Wilton public road, which is 82 feet south-west of the point of beginning of the lot hereby conveyed, and thence north west along the said margin of said road, to said point of beginning. The same being a part of the pre-mises conveyed by Theo Kuffner to said P. J. Kroell by deed dated 11th day of June 1918, and which is recorded in deed Book 64 page 174-176 in the office of the Probate Judge of Shelby County, Alabama. The above described property being the same property conveyed to A. E. Beasley by deed dated June 6, 1952, and recorded in Deed Book 153 at page 518, in the office of Judge of Probate, Shelby County, Alabama.

A lot in the Town of Wilton described as follows: Commencing at a point 5.67 feet West of the Southeast corner of the SE¼ of NE¼, Section 8, T 24 N, R 12 E; thence South 87 deg. 30 min. West 215.1 feet to an iron pin; thence North 33 deg. 15 min. East 50.0 feet to an iron pin; thence North 56 deg. 45 min. West 30.0 feet to an iron pin; thence North 33 deg. 15 min. East 443.07 feet to the point of beginning; thence North 33 deg. 15 min. East 70.6 feet to an iron pin; thence South 56 deg. 45 min. East 91.7 feet to an iron pin; thence South 22 deg. 00 min. West 73.5 feet; thence North 57 deg. 22 min. West 122.54 feet more or less to the point of beginning.

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.

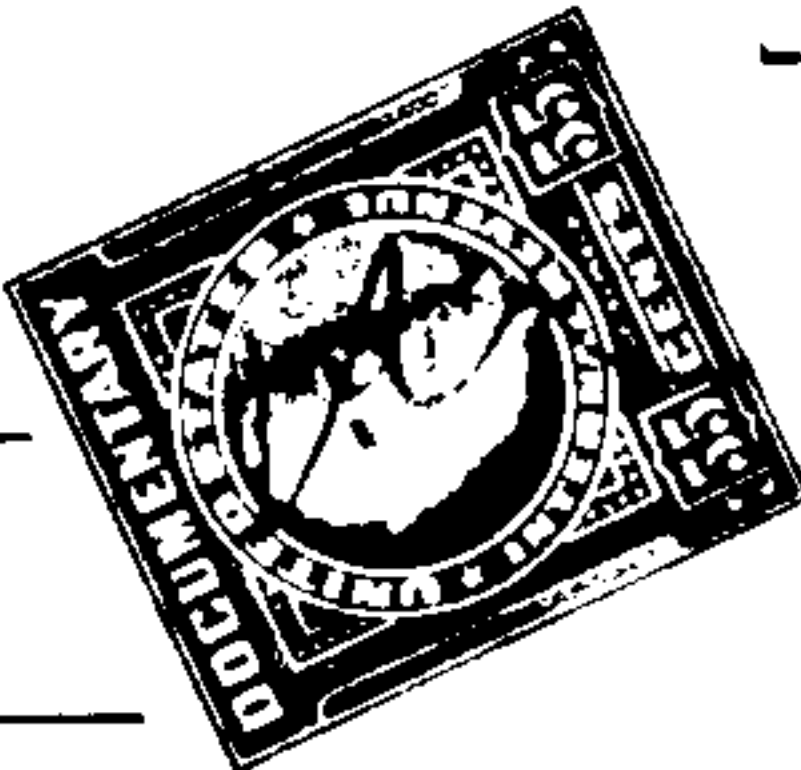
And I (we) do, for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

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, I have hereunto set my hand and seal, this 14th day of April, 1960.

WITNESS:

W. W. Palmer



Dora F. Beasley

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within was filed for record in this office on the day of 19 at M. o'clock and recorded in Book at page on the day of 196 Mortgage Tax Deed Tax has been paid.

Conrad M. Fowler
Judge of Probate

State of ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, W. W. Rabren

, a Notary Public in and for said County, in said State,

hereby certify that Dora F. Beasley, a widow

whose name is signed to the foregoing conveyance, and who is 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 14th day of April

A. D., 19 60.

W. W. Rabren

W. W. Rabren

Notary Public.

State of

COUNTY

General Acknowledgment

I,

, a Notary Public in and for said County, in said State,

hereby certify that

whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this

day of

A. D., 19

Notary Public.

State of

COUNTY

General Acknowledgment

I,

, a Notary Public in and for said County, in said State,

hereby certify that

whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this

day of

A. D., 19

Notary Public.

STATE OF ALABAMA, SHELBY COUNTY

I, Conrad M. Fowler, Judge of Probate, hereby certify that the within was filed for record in this office on the 2 day of Sept 1960 at 1 M. o'clock and recorded in Book 211 at page 27 on the 12 day of Sept 1960. Mortgage Tax _____ Deed Tax \$6 has been paid.

Conrad M. Fowler

Judge of Probate

BOOK 211, PAGE 78