

1500.

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,

5406

That in consideration of TEN DOLLARS and other good and valuable consideration ~~express~~ to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we,

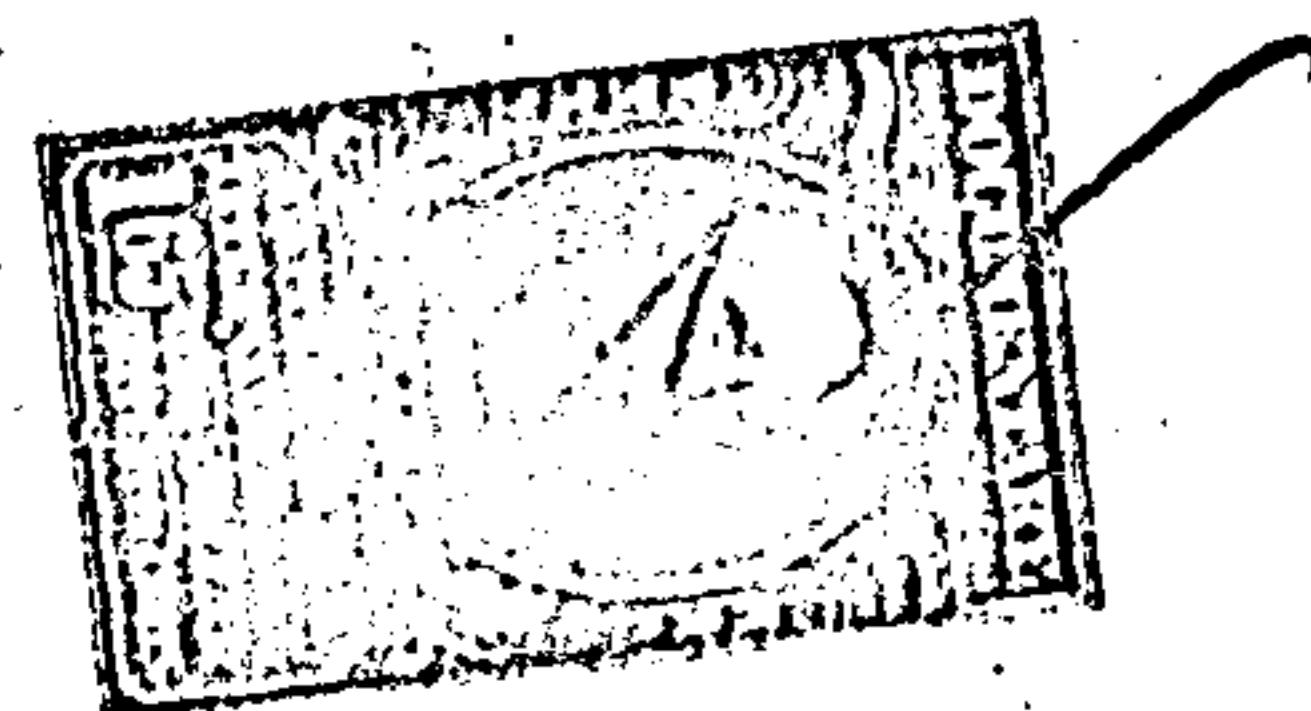
James H. Rasco and wife, Jean Rasco

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

Jimmy Wayne Stephens and wife, Toni H. Stephens

(herein referred to as GRANTEEES) 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 NW corner of NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 26, Township 21 South, Range 1 West and run South 1 deg. 51' E a distance of 704.61 feet; thence turn an angle of 98 deg. 56' to left and run a distance of 210.0 feet; thence turn an angle of 98 deg. 56' to right and run a distance of 455.3 feet to North margin of West College Street; thence turn an angle of 99 deg. 10' to the left and run along North margin of said Street a distance of 100.35 feet to point of beginning; thence continue in the same direction along North margin of said street a distance of 100.0 feet; thence turn an angle of 89 deg. 32' to left and run a distance of 206.25 feet; thence turn an angle of 94 deg. 57' to the left and run a distance of 85.67 feet; thence turn an angle of 80 deg. 52' to left and run a distance of 200.18 feet to point of beginning.



TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, 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 24th day of July, 1962.

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT

WAS FILED ON 8/1/62

1962

RECORDED & S. MTG. TAX

& S. DEED TAX HAS BEEN

PD. ON THIS INSTRUMENT.

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY }

Conrad N. Troulis

JUDGE OF PROBATE

I, James H. Rasco, a Notary Public in and for said County, in said State, hereby certify that James H. Rasco and wife, Jean Rasco, 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 the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24 day of July

A. D. 1962

U.S. Notary Public

525
221
800