

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,

That in consideration of Seventeen Thousand and No/100's (\$17,000.00)-----DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Bennett H. Morris and wife, Louise Morris,

(herein referred to as grantors) do grant, bargain, sell and convey unto Harold J. Hall and wife, Christine Hall,

(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:

The following, all in Section 28, Township 21 South, Range 1 East, and subject to transmission line permits of Alabama Power Company and public road right of way:

The SW $\frac{1}{4}$ of NE $\frac{1}{4}$.

The NE $\frac{1}{4}$ of NE $\frac{1}{4}$, LESS AND EXCEPT: that portion thereof sold to Laura Mason, as shown in Deed Book 140, page 202, Office of Judge of Probate, Shelby County, Alabama, and described as being all that part of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section which lies North and East of Bees Wax Creek, being approximately 3 acres, more or less;

The South twenty acres off the South side of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$;

Also, 5/8 of an acre in the Northwest corner of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$, being 165 feet long East and West and 135 feet long North and South.

Also the following described land situated in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 27, Township 21, Range 1 East, to-wit: Commencing at the Southwest corner of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$ and run in an Easterly direction along the South boundary of said NW $\frac{1}{4}$ of NW $\frac{1}{4}$ to Crumpton Branch; run thence along the thread of said branch with its meanders in a Northerly direction to its confluence with Bees Wax Creek; run thence in a Northwesterly direction along the thread of Bees Wax Creek with its meanders to its intersection with the section line between Section 27 and 28; run thence in a southerly direction along said section line to a point of beginning, containing approximately 8 acres, more or less.

The property herein conveyed is the same property conveyed to the grantors herein by O. M. Cohron and others on December 17, 1955, as shown in Deed Book 177, page 21, Office of Judge of Probate, Shelby County, Alabama.

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, 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 GRANTEES, 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 25th day of January, 1963.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 1/25/63
RECORDED & S. & M. TAX
& S. & M. TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Bennett H. Morris (SEAL)
Louise Morris (SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, Oliver P. Healy, a Notary Public in and for said County, in said State, hereby certify that Bennett H. Morris and wife, Louise Morris, 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 25th day of January, 1963.

Notary Public.