

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

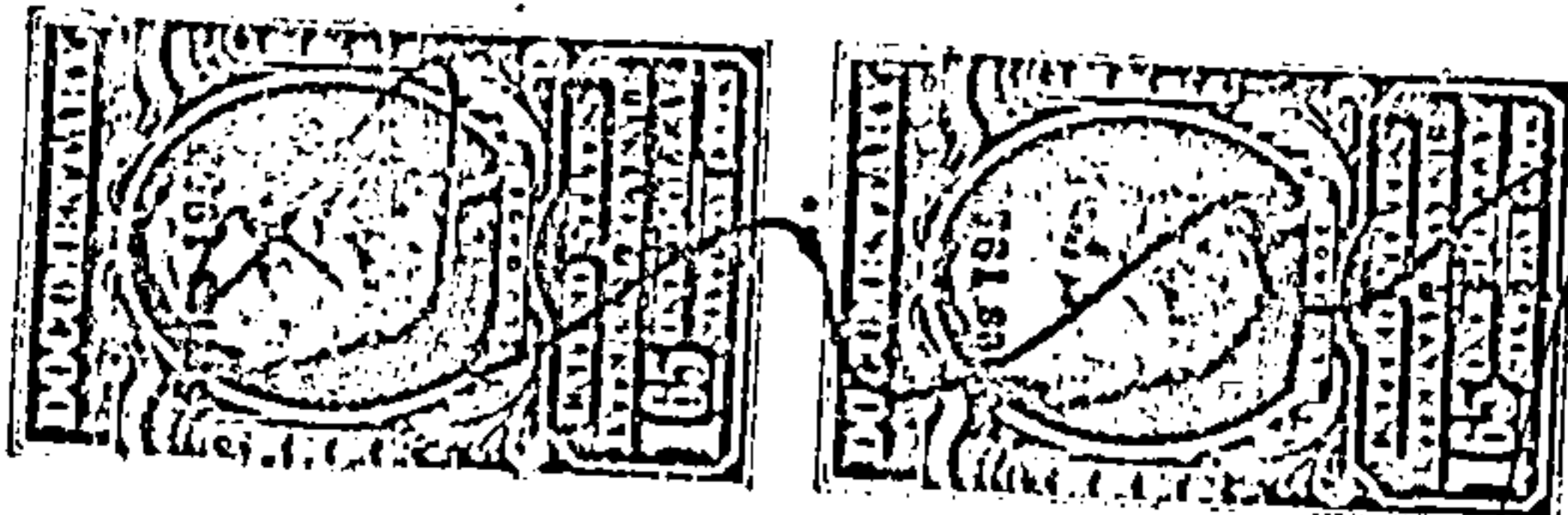
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO THOUSAND, SEVEN HUNDRED & NO/100 (\$2,700.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, O. Keith Campbell and wife, Lillie Mae Campbell

(herein referred to as grantors) do grant, bargain, sell and convey unto O. B. Benson and wife, Jean H. Benson

(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:

That part of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 28, Township 20, Range 3 West, described as follows: Commence at the NW corner of NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 28, and run thence in an Easterly direction along the North boundary of said Quarter Quarter Section to its intersection with the East boundary of the right of way of the Montevallo-Helena Highway, which is the point of beginning of the land herein described and conveyed; thence Southerly along the East boundary of said right of way 219.64 feet, more or less, to the North boundary of the land conveyed by E. C. Booth and wife to J. E. Roland and wife, Alice Roland by deed recorded in the Probate Office of Shelby County, Alabama in Deed Book 188, page 377; thence run Easterly along the North boundary of said Roland land to the NE corner of said lot as described in said deed; thence Southerly along the East boundary of said Roland land 209.22 feet to the South boundary of the North third of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 28, Township 20 South, Range 3 West; thence Easterly along said South boundary of the North third of said Quarter Quarter Section to the East boundary of said Quarter Quarter Section; thence Northerly along the East boundary of said Quarter Quarter Section to the NE corner of said Quarter Quarter Section; thence Westerly along the North boundary of said Quarter Quarter Section 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, 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 23rd day of February, 1963.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 2/23/63
RECORDED & \$ MTG. TAX
& 32 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Jearles
JUDGE OF PROBATE

O. Keith Campbell
(O. Keith Campbell)
Lillie Mae Campbell
(Lillie Mae Campbell)

STATE OF ALABAMA
SHELBY COUNTY

the undersigned, O. Keith Campbell and wife, Lillie Mae Campbell, a Notary Public in and for said County, in said State, hereby certify that O. Keith Campbell and wife, Lillie Mae Campbell 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 23rd day of February, A. D., 1963.

John C. Siler
Notary Public.

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