

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 ELEVEN THOUSAND, EIGHT HUNDRED, TWENTY-FIVE & NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Nina Brady. Lanham and husband, R. W. Lanham

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

Ernest F. Bailey and wife, Earlene Bailey

(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:

Commence at the SW corner of SW 1/4 of NE 1/4 of Sec. 4, Township 24 North, Range 13 East; thence run North along West line of said 1/4 1/4 Section a distance of 165.00 feet; thence turn an angle of 93 deg. 21' 02" to the right and run a distance of 17.90 feet to East right of way line of Shelby County Highway No. 17, and the point of beginning; thence continue in same direction a distance of 1321.20 feet; thence turn an angle of 93 deg. 35' 47" to the left and run a distance of 165.00 feet; thence turn an angle of 86 deg. 24' 07" to the left and run a distance of 1317.20 feet to the East right of way of Shelby County Highway 17; thence turn an angle of 92 deg. 12' 06" to the left and run along said right of way line a distance of 164.84 feet to 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 4th day of MARCH, 1963.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 3/11/63
RECORDED & PAY. TAX
& S. DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Nina Brady Lanham
R. W. Lanham

STATE OF ALABAMA

SHELBY

COUNTY

the undersigned

JUDGE OF PROBATE

I, Ernest F. Bailey and wife, Earlene Bailey, a Notary Public in and for said County, in said State, hereby certify that Nina Brady, Lanham and husband, R. W. Lanham 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 4th day of MARCH, 1963.

Ernest F. Bailey
Notary Public

BOOK 224 PAGE 524