

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 SIX THOUSAND, ONE HUNDRED AND NO/100 (\$6100.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, James J. Martin and wife, Nancy Martin

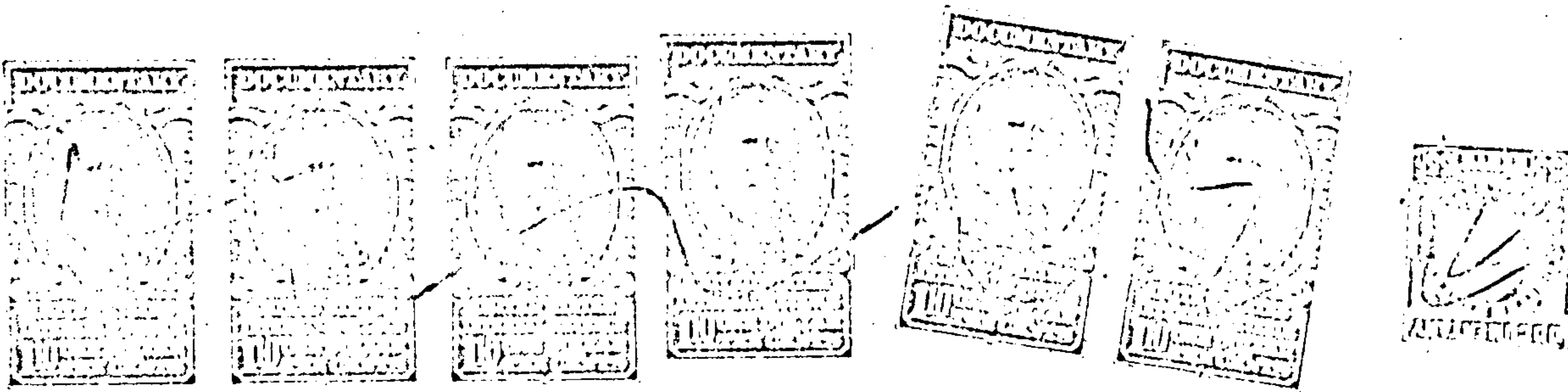
(herein referred to as grantors) do grant, bargain, sell and convey unto

Arthur M. Smith and wife, Margie Smith

(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 N $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 18, Township 20, Range 2 West, EXCEPT the East 70 feet.

Also, begin at a stake at the NW corner of land formerly owned by Paul Bean, which point is the SW corner of the N $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 18, and also the NW corner of S $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 18; thence run South 25 feet; thence in a Southeasterly direction to a point on the West line of Fungo Hollow Road which is 110 feet distant from the North line of S $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section, measuring along said road; thence along the West right of way line of said road, in a Northerly direction 110 feet to the South line of the N $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section; thence West along the South line of said last described 10 acres 283 feet to the point of beginning, and which said tract of land is situated on that portion of the S $\frac{1}{2}$ of N $\frac{1}{2}$ of SE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 18, Township 20, Range 2 West, lying West of said Fungo Hollow Road.



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, have hereunto set hand(s) and seal(s), this day of February 11th, 1963.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 6-21-63
RECORDED & S. MTG. TAX
& \$6.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

James J. Martin
(James J. Martin)
Nancy Martin
(Nancy Martin)

STATE OF MARYLAND
MONTGOMERY COUNTY

General Acknowledgment
J. M. J. J. J.
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James J. Martin and wife, Nancy Martin 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 11th day of February, A.D. 1963.
Pasquale J. [Signature]
Notary Public
My Commission Expires May 6, 1963

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