

1506

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 ONE DOLLAR & other good and valuable consideration hereinafter stated
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Eva C. Stone and husband, Arlin Stone

(herein referred to as grantors) do grant, bargain, sell and convey unto
Frank L. Cox and wife, Josie Cox

(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:

Situated in the SE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 28, Township 20 South, Range 3 West.
Commence at the NW corner of the above said quarter-quarter ^{Section} for the point
of beginning; thence in an Easterly direction along the North line of said
quarter-quarter Section; run a distance of 129.03 feet to the Westerly right
of way line of County Highway #17; thence turn an angle of 76 deg. 48 $\frac{3}{4}$ '
to the right along said right of way line for a distance of 154.67 feet;
thence turn an angle of 103 deg. 11 $\frac{1}{2}$ ' to the right for a distance of 161.37
feet to the West boundary line of the above said quarter-quarter section;
thence turn an angle of 88 deg. 54 $\frac{1}{2}$ ' to the right and along said West boundary line
for a distance of 150.64 feet to the point of beginning.
Subject to utility permits of record.

As a part of the consideration hereof grantees herein assume and agree to pay as
the same shall become due that certain mortgaged indebtedness evidenced by a
mortgage from Eva Stone and husband, Arlin Remon Stone to Guaranty Savings &
Loan Association which said mortgage is recorded in the Probate Office of
Shelby County, Alabama in Mortgage Book 282, page 193.

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 16th
day of December, 1963.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 12-16-63
RECORDED & 4 PM MTG. TAX
& DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Eva C. Stone (Seal)
(Eva C. Stone)
Arlin Stone (Seal)
(Arlin Stone)

STATE OF ALABAMA
SHELBY COUNTY

Corrad M. Jancus
General Acknowledgment
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Eva C. Stone and Arlin Stone
whose name is 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 16th day of December, A. D., 1963.

Walsh B. C. C. C.
Notary Public

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