

1986 1700.00

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 Hundred Dollars and other good and valuable consideration ~~DOBBARS~~ to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, B. R. Smith and wife, Valera Smith and L. C. Franks and wife, Kathryn S. Franks

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

Willis E. Jones and Martha P. Jones

(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:

A parcel of land lying north of the Southern Depot at Columbiana, Alabama, and west of the Joiner Town Public Road, sometimes called the Elyton Public Road, which is more particularly described as follows: Beginning at a point 55 feet north of the Main track of the Southern Railroad on the Joiner Town Public Road where it crosses said Southern Railroad Track; run thence north and parallel with said Joiner Town Public Road, for a distance of 70 yards; thence west 35 yards; run thence southeast and parallel with said Joiner Town Public Road, a distance of 70 yards to the right of way of said Southern Railway Company; run thence in a northeast direction along the right of way of said Southern Railway Company to the point of beginning, making a rectangle 70 yards by 35 yards, and being the same property conveyed to J. G. Baker by K. E. McWilliams by deed dated July 19, 1954, and recorded in Deed Book 167 at page 227 in the 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 10th day of January, 1964

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 1-14-64  
RECORDED & SEC. INTO TAX  
& S. 0225 TAX HAS BEEN  
PD. ON THIS INSTRUMENT

B. R. Smith (Seal)  
Valera Smith (Seal)  
L. C. Franks (Seal)  
Kathryn S. Franks (Seal)

STATE OF ALABAMA }  
Shelby COUNTY }

COPIED TO JUDGE OF PROBATE

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that B. R. Smith and wife, Valera Smith; and L.C. Franks & wife, Kathryn S. Franks 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 10th day of January, A. D., 1964

Martha B. Jones  
Notary Public.

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