

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 and the love and affection we have for our daughter, son-in-law ~~and grandson~~to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Alvin M. Kirkland and wife Emogene Kirkland(herein referred to as grantors) do grant, bargain, sell and convey unto Gladys Blackwell and husband ^{Olis} Maxwell
~~Blackwell~~ and her son Max Alvin Blackwell(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 described as follows: Commence at the SE corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 32, Township 21 South, Range 1 East, thence run North, along the East line of said quarter-quarter section a distance of 6.90 feet, to the North right of way line of Shelby County Highway No. 28, and the point of beginning, thence continue North along the East line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, a distance of 426.02 feet, thence turn an angle of 90 deg. 00 min. to the left, and run West a distance of 684.30 feet, thence turn an angle of 64 deg. 48 min. to the left, and run a distance of 154.03 feet, to the North right of way line of said Shelby County Highway No. 28, thence turn and angle of 88 deg. 48 min. to the left, and run a distance of 266.78 feet to a point on the North right of way line of said Highway, thence turn an angle of 6 deg. 20 min. to the left, and run a distance of 343.80 feet to a point on the North right of way line of said Highway, thence turn an angle of 5 deg. 02 min. to the left, and run a distance of 194.68 feet, to the point of beginning. Situated in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 32, Township 21 South, Range 1 East, Shelby County, Alabama, and containing 4.89 acres.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON
2/12/64
RECORDED & INDEXED
\$5.00
BY THE CLERK OF THE COURT
AT THE COUNTY SEAL

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 12th day of February, 1964.

WITNESS:

W. W. Rabren

Alvin M. Kirkland
Emogene Kirkland

STATE OF ALABAMA

SHELBY COUNTY } General Acknowledgment

I, W. W. Rabren, a Notary Public in and for said County, in said State, hereby certify that Alvin M. Kirkland and wife Emogene Kirkland 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 12th day of February, A. D., 1964.

PUBLIC

W. W. Rabren
Notary Public.

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JUN 22 1964