

2879

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

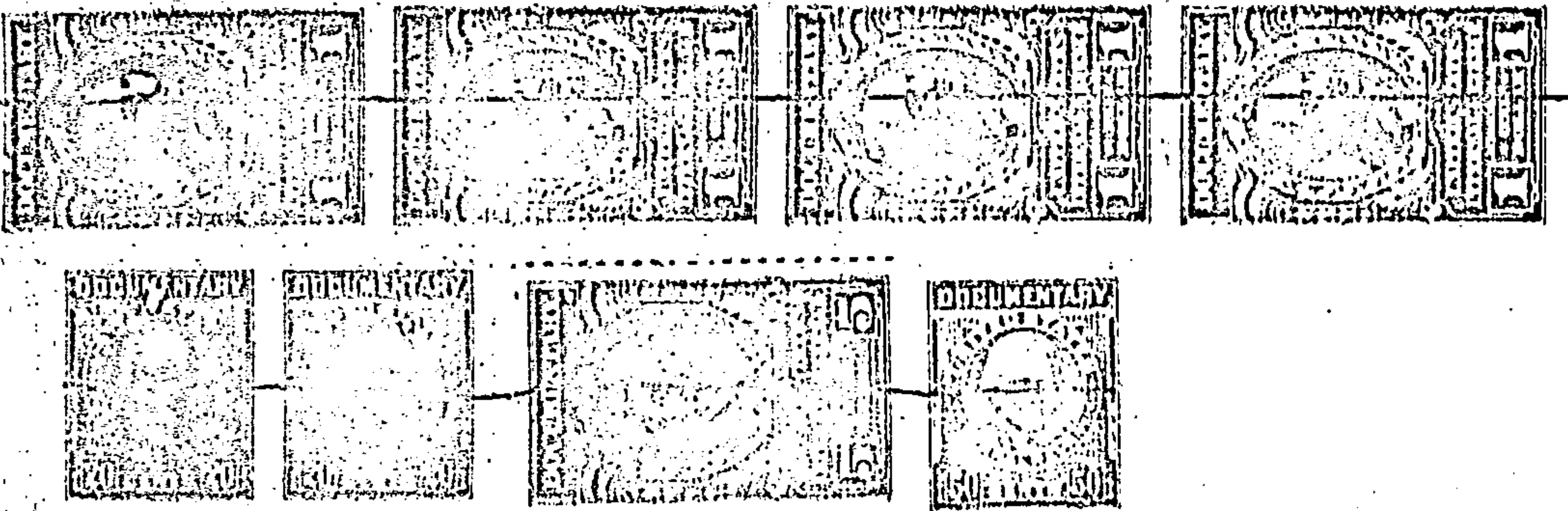
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINE THOUSAND AND NO/100 DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, W. F. Fullman and wife Exer D. Fullman

(herein referred to as grantors) do grant, bargain, sell and convey unto Monette Sims and wife Mary Vernon Sims

(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 lot of land situated in the SW¹/₄ of NW¹/₄ and in NW¹/₄ of SW¹/₄ of Section 3, Township 24 North, Range 12 East, being more particularly described as follows: Commence at the South-west corner of SW¹/₄ of NW¹/₄ of Section 3, Township 24, Range 12 East and run South 88 deg. 34 min. East 349.32 feet to the point of beginning of the lot herein described; from said point of beginning run North 8 deg. 53 min. West 296.0 feet to the South right of way line of Highway No. 25; run thence South 72 deg. 39 min. West along said highway right of way 201.0 feet, to the east line of the L. A. Battle property; run thence South 10 deg. 24 min. East along the East line of L. A. Battle property 260.33 feet; run thence North 87 deg. 45 min. East 29.70 feet; run thence South 6 deg. East 130.5 feet; run thence North 87 deg. 05 min. East along a fence 227.5 feet; run thence North along a fence 172 feet; run thence South 74 deg. 20 min. West 83 feet to the point of beginning.



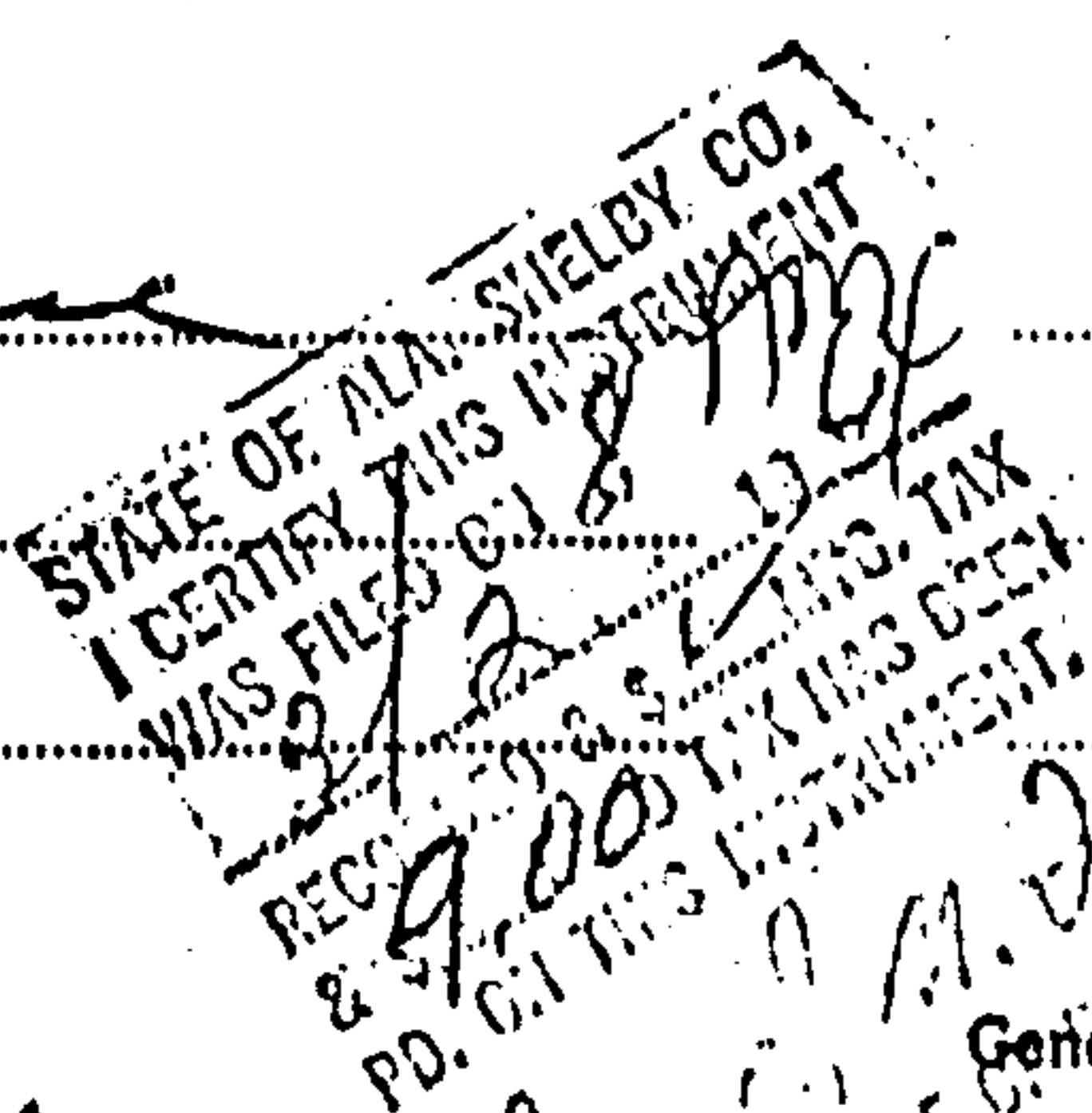
TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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 28th day of February, 1964.

WITNESS:

[Handwritten signatures of W. F. Fullman and Exer D. Fullman]



STATE OF ALABAMA

SHELBY COUNTY

I, Catherine B. Smith, a Notary Public in and for said County, in said State, hereby certify that W. F. Fullman and wife Exer D. Fullman 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 28 day of February, A. D., 1964.

Catherine B. Smith
Notary Public.

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