

3980

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 Two Thousand, Two Hundred Fifty and no/100-----DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Carl W. Street and wife, Kathryn Street

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

Thomas J. Turrentine and Juanita Turrentine

(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 east portion of Plot 2 according to survey made of Lee Street Estate by Alton Young in March, 1963, as shown by map recorded in Map Book 4 page 80 in the Probate Office of Shelby County, Alabama, which said portion is more particularly described as follows: From the northeast corner of Section 22, Township 19 South, Range 2 West, run westerly along the north boundary line of said Section 22, A distance of 943.09 feet, more or less, to a point in the center of a County Road, being the point of beginning of the lot herein described; thence turn an angle of 78 deg. 32 min. to the right and run north 33. 28 feet; thence turn an angle of 75 deg. 11 min. 20 sec. to the left and run 407.04 feet to the northeast corner of Aubrey N. and Elizabeth L. Franklin lot; thence turn an angle of 103 deg. 57 min. to the left and run along the east line of said Franklin lot south 311.86 feet to the center line of a 50 foot dedicated road; thence run in an easterly direction along the center line of said dedicated road 366.49 feet to the center line of said County Road; thence turn an angle of 93 deg. 32 min. to the left and run northerly along the center of said County Road 100 feet to a point; thence turn an angle of 8 deg. 11 min. to the left and continue northerly along the center line of said road a distance of 200 feet to the point of beginning. This land being a part of the S $\frac{1}{2}$  of SE $\frac{1}{4}$  of Section 15, Township 19 South, Range 2 West and a part of the N $\frac{1}{2}$  of NE $\frac{1}{4}$  of said Section 22, Township 19 South, Range 2 West. There is EXCEPTED however, the dedicated roadway along the south boundary line of the above described parcel and the right of way for the County Road along the east side of said lot.



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 15<sup>th</sup> day of April, 1964.

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 2 PM  
RECORDED & MTG. TAX  
& 2.00 TAX HAS BEEN  
PD. ON THIS INSTRUMENT.

Carl W. Street (Seal)  
Kathryn Street (Seal)  
Kathryn Street (Seal)

Correll M. Decker  
JUDGE OF PROBATE Acknowledgment

STATE OF ALABAMA

SHELBY COUNTY

I, The undersigned, a Notary Public in and for said County, in said State, hereby certify that Carl W. Street and wife, Kathryn Street whose name & 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 15<sup>th</sup> day of April, A. D., 1964.

Emmett W. Cloud

Notary Public.

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