

6292

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 \$1.00 and other valuable considerations DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Mrs. Odell Smith and husband, Lester C. Smith

(herein referred to as grantors) do grant, bargain, sell and convey unto F. C. Cook and wife Edna Cook

(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: Part of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 16, Township 19 South Range 1 West and more particularly described as follows: Commence at the Northeastcorner of the above described NW $\frac{1}{4}$ of SW $\frac{1}{4}$ and a westerly direction along the north line of said quarter- quarter run a distance of 315.40 feet to the point of beginning, thence continue along thesame said course for a distande of 160.0 feet; thence turn an angle of 90 degrees 00' to the left for a distance of 280.0 feet; thence turn an angle of 90 degrees 00' to the left for a distance of 160.0 feet; thence turnan angle of 90 degrees 00' to the left for a distance of 280.0 feet to the point of beginning. Situated in 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 27th day of July, 1964.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 8/1/64
RECORDED & S. DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Mrs. Odell Smith (Seal)
Lester C. Smith (Seal)

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STATE OF ALABAMA
Shelby COUNTY

JUDGE OF PROBATE

I, Franklin Howell, a Notary Public in and for said County, in said State, hereby certify that Odell Smith and husband, Lester C. Smith 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 27th day of July, 1964.

Franklin Howell
Notary Public.