

STATE OF ALABAMA

ST. CLAIR

COUNTY

Know All Men By These Presents,

That in consideration of One Dollar and other good and valuable consideration DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we, Emma Phillips, a widow

(herein referred to as grantors) do grant, bargain, sell and convey unto O. S. Benton and wife Maxie Benton

(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:

Begin at a point where the South line of the Southeast quarter of North west quarter of Section 34, Township 19, Range 2 East intersects with the Westerly line of the right of way of the Florida Short Route, sometimes known as U. S. Highway #91, and run Northwesterly along said highway line 1847 feet to the beginning point; thence continue along said highway line in a Northwesterly direction 50 feet; thence run in a Southwesterly direction and perpendicular to said highway line 150 feet; thence run in a Southeasterly and parallel with said highway line 50 feet; thence run in a Northeasterly direction and perpendicular to said highway line a distance of 150 feet to the point of beginning; all being in the West half of the Northwest quarter of Section 34, Township 19, Range 2 East



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 (me) do, for myself (myself) and for my (my) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (was) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

that I (me) have a good right to sell and convey the same as aforesaid; that I (me) will and my (my) 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, I have hereunto set my hand and seal, this 12th day of November, 19 64

WITNESS:

Emma Phillips

2.50
1.50
1.45

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 17/3 P. 1964
RECORDED & INDEXED TAX HAS BEEN
PAID ON THIS INSTRUMENT.

Conrad M. Dandridge
JUDGE OF PROBATE

RETURN TO

Emma Phillips, a widow

TO

O. S. Norton and wife

Maria Norton

WARRANTY DEED

JOINTLY FOR LIFE

WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
ST. CLAIR COUNTY }

I, *Sarah D. Sykes*, a Notary Public in and for said County, in said State, hereby certify that *Emma Phillips*, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of November A.D. 1904

Sarah P. Dykes
Notary Public.

STATE OF _____ }
COUNTY } Separate Acknowledgment by Wife

I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named _____ who is known to me to be the wife of the within named _____

who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this day of , 19 .

Notary Public.

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