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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 LOVE & AFFECTION & the sum of One and no/100 DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Georgette Milner Morgan and husband, William A. Morgan  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Georgette Milner Morgan and husband, William A. Morgan

(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:

S $\frac{1}{2}$  of NW $\frac{1}{4}$  of Section 12, Township 22, Range 1 East, Shelby County, Alabama.

It is the intention of the parties hereto to create a joint ownership with right of survivorship in the above described property.

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 16 day of January 1965.

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 1/18/65  
RECORDED & INDEXED  
PD. CH. 1-1-5

Georgette Milner Morgan (Seal)  
William A. Morgan (Seal)

STATE OF ALABAMA

SHELBY COUNTY

JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, Georgette Milner Morgan and William A. Morgan, a Notary Public in and for said County, in said State, hereby certify that 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 16 day of January A. D., 1965.

Lance Brasher

Notary Public.