

253-547 1,000
253-553 5,550

2/79

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 One Dollar and other valuable considerations----- DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Lynn Parker and wife, Willie Mae Parker

(herein referred to as grantors) do grant, bargain, sell and convey unto
Larry Howard and wife, Carolyn Howard

(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 part of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 11, Township 18 South, Range 1 East more particularly described as follows: Commence at the SW corner of Section 11, Township 18, Range 1 East, thence proceed North 51 deg. 46 min. East for a distance of 806.2 feet to point of beginning of the East right-of-way line of the Vandiver-Leeds Paved Highway; from this beginning point turn an angle of 57 deg. 44 min. to the left and proceed North 5 deg. 58 min. West along the East right-of-way of said highway for a distance of 150 feet; thence turn an angle of 84 deg. 05 min. to the right and proceed North 78 deg. 07 min. East for a distance of 76.6 feet; thence turn an angle of 88 deg. 50 min. to right and proceed South 13 deg. 03 min. East for a distance of 100 feet; thence turn an angle of 63 deg. 28 min. to the right and proceed south 50 deg. 25 min. West for a distance of 106.25 feet to the point of beginning and containing 0.22 acres, more or less.

MINERALS AND MINING RIGHTS EXCEPTED.

Grantees assume and agree to pay first and second mortgages due on the above described property to the Diamond Construction Company.

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 15th day of February, 19 65.

WITNESS:

Frances Warran
as to each signature

Lynn Parker (Seal)

Willie Mae Parker (Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

STATE OF ALA. SHELBY CO.
CERTIFY THIS INSTRUMENT
RECORDED & S. S. TAX
PD. ON THIS INSTRUMENT.
JUDGE OF PROBATE
General Acknowledgment

I, Frances Warran, a Notary Public in and for said County, in said State, hereby certify that Lynn Parker and wife, Willie Mae Parker whose name S are 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 each executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of February, A. D. 19 65.

Frances Warran
Notary Public.

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