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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 ONE THOUSAND EIGHT HUNDRED AND NO/100 DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **Fannie B. Miller and husband Raymond Miller**

(herein referred to as grantors) do grant, bargain, sell and convey unto **B. P. Carter and wife Bertie Carter**

(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:

$\frac{N}{2}$ of the $\frac{NW}{4}$ of the $\frac{SW}{4}$ of the $\frac{NW}{4}$, Section 18, Township 20, Range 3 West, less that part conveyed to George Ledbetter by deed dated February 5, 1962 and recorded in Deed Book 153 at page 60, and that part conveyed to Albert C. Howell conveyed by deed dated January 30, 1959 and recorded in Deed Book 209 at page 1; and that part conveyed to Henry Goforth and wife Grace Goforth by deed dated August 22, 1957 and recorded in Deed Book 189 at page 40 in the Office of Judge of Probate, Shelby County, Alabama.

Situated in Shelby County, Alabama, containing one acre, more or less.

Minerals and Mining rights excepted.



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 6th day of April, 1965.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 4/8/65
RECORDED & \$1.00 MTG. TAX
& \$1.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Fannie B. Miller (Seal)
Raymond Miller (Seal)

W. W. Palmer
NOTARY PUBLIC

STATE OF ALABAMA

SHELBY

COUNTY

JUDGE OF PROBATE

Acknowledgment

I, W. W. Palmer, a Notary Public in and for said County, in said State, hereby certify that Fannie B. Miller and husband Raymond Miller whose name s 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 6th day of April, A. D., 1965.

W. W. Palmer
Notary Public.

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