

3268

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,

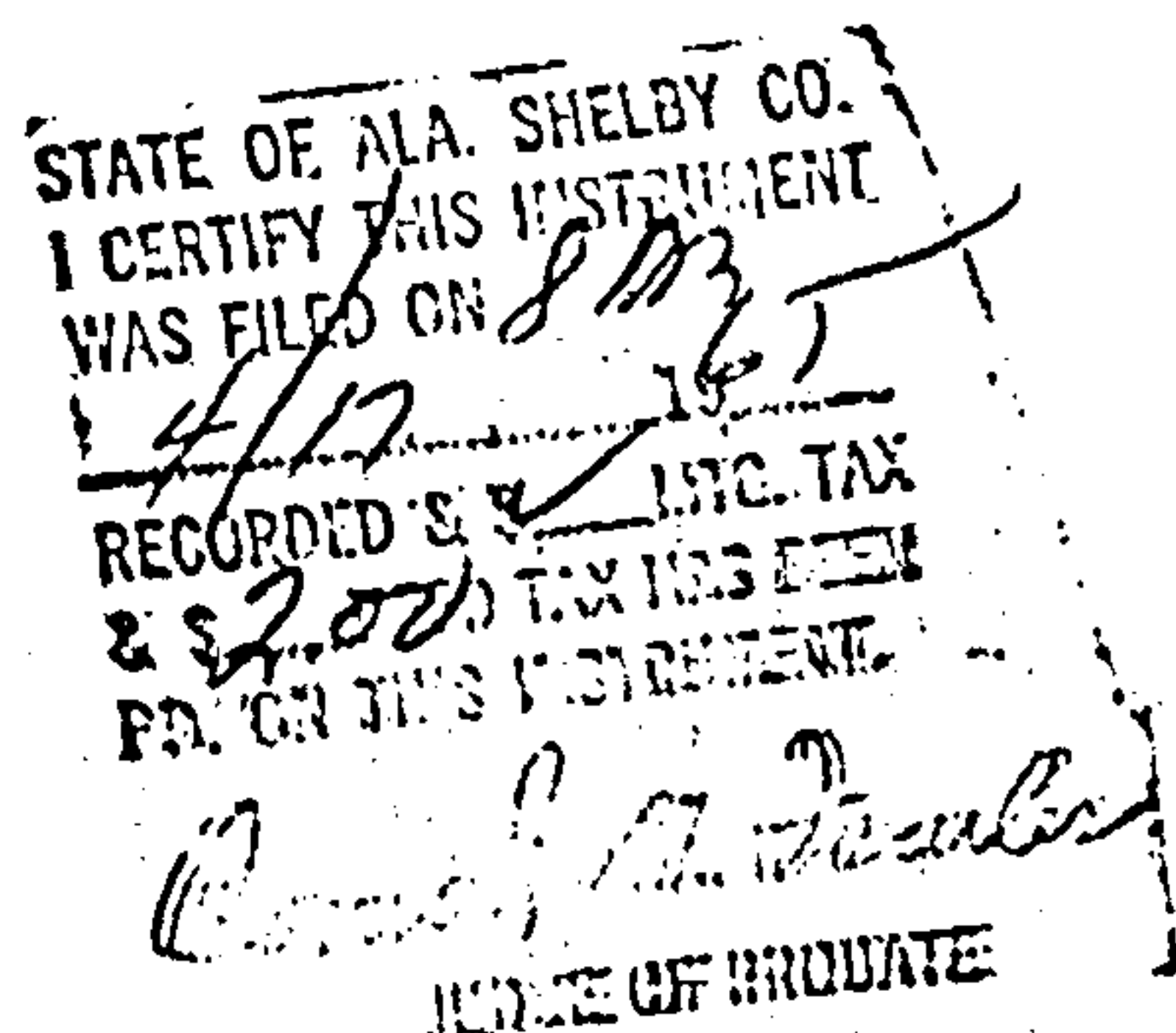
That in consideration of SEVENTEEN HUNDRED FIFTY AND NO/100 (\$1750.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Rosella Benefield and husband, William F. Benefield

(herein referred to as grantors) do grant, bargain, sell and convey unto

Thomas E. Brett and wife, Elisabeth S. Brett

(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:

S½ of SE¼ of NW¼ of Section 6, Township 21 South, Range 1 East, EXCEPT 5 room house and five acres more particularly described as beginning at SE corner of said twenty acres and running North along West side of Road No. 49 a distance of 330 feet; thence West a distance of 660 feet; thence South a distance of 330 feet; thence East a distance of 660 feet to point of beginning. EXCEPT Highway right of way.



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 April day of 1965

WITNESS:

Mrs. Morris Seale
Mrs. Ruth Akers
Jerry Cagle

Rosella Benefield (Seal)
(Rosella Benefield)
William F. Benefield (Seal)
(William F. Benefield)

TEXAS
STATE OF TEXAS
Gregg COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Rosella Benefield and William E. Benefield 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 April day of 1965.

Mrs. F. E. Vernon, Jr.
Notary Public.

BOOK 235 PAGE 190