

4183

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 FOUR THOUSAND AND NO/100 (\$4,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Samuel R. Hobbs and wife, Jeanette B. Hobbs

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

Henry A. Hobbs and wife, Bertha P. Hobbs

(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:

Lot in NE¹/₄ of NE¹/₄ of Section 1, Township 21, Range 1 East, described as follows: Beginning at the SE corner of E.L.M. Wallace land at a point on the West line of Dr. H. T. Dickens land and running West 488 feet to L. Jones Land; thence directly South 272 feet to Wilsonville School property line; thence due East 278 feet to Star Church land; thence directly North 60 feet; thence directly East 210 feet to Dr. H. T. Dickens line across the Four Mile Road; thence North 212 feet to starting point. Excepting Highway right of way.

Tract of land in NE¹/₄ of NE¹/₄ of Section 1, Township 21, Range 1 East, described as follows: Begin at the NE corner of said Section 1, Township 21, Range 1 East and run in a Westerly direction along the Section line 498 feet; thence run South 2 deg. 30' East 221 feet; thence run North 87 deg. 30' East 391.8 feet to Wilsonville-Westover road; thence run South 14 deg. 10' East along said road 235 feet to point of beginning of lot herein described; thence continue along West margin of said road South 14 deg. 10' East 230 feet; thence run South 80 deg. 30' West 458 feet; thence run North 2 deg. 30' West to a point which is directly West of point of beginning; thence run East to point of beginning. Excepting 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 day of May, 1965.

WITNESS:

Sara Ann Price (Seal) STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED ON 5/27/65

Sara Ann Price (Seal) 1965

Sara Ann Price (Seal) Jeanette B. Hobbs (Seal) RECORDED & PAID TAX & \$4.00 PD. C. 1.

STATE OF ALABAMA

SHELBY COUNTY

Acknowledgment

JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Samuel R. Hobbs and Jeanette B. Hobbs 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 day of May, A. D., 1965.

Rebecca Bellenger Notary Public.

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