

5119

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 FIFTEEN HUNDRED AND NO/100 (\$1500.00) DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

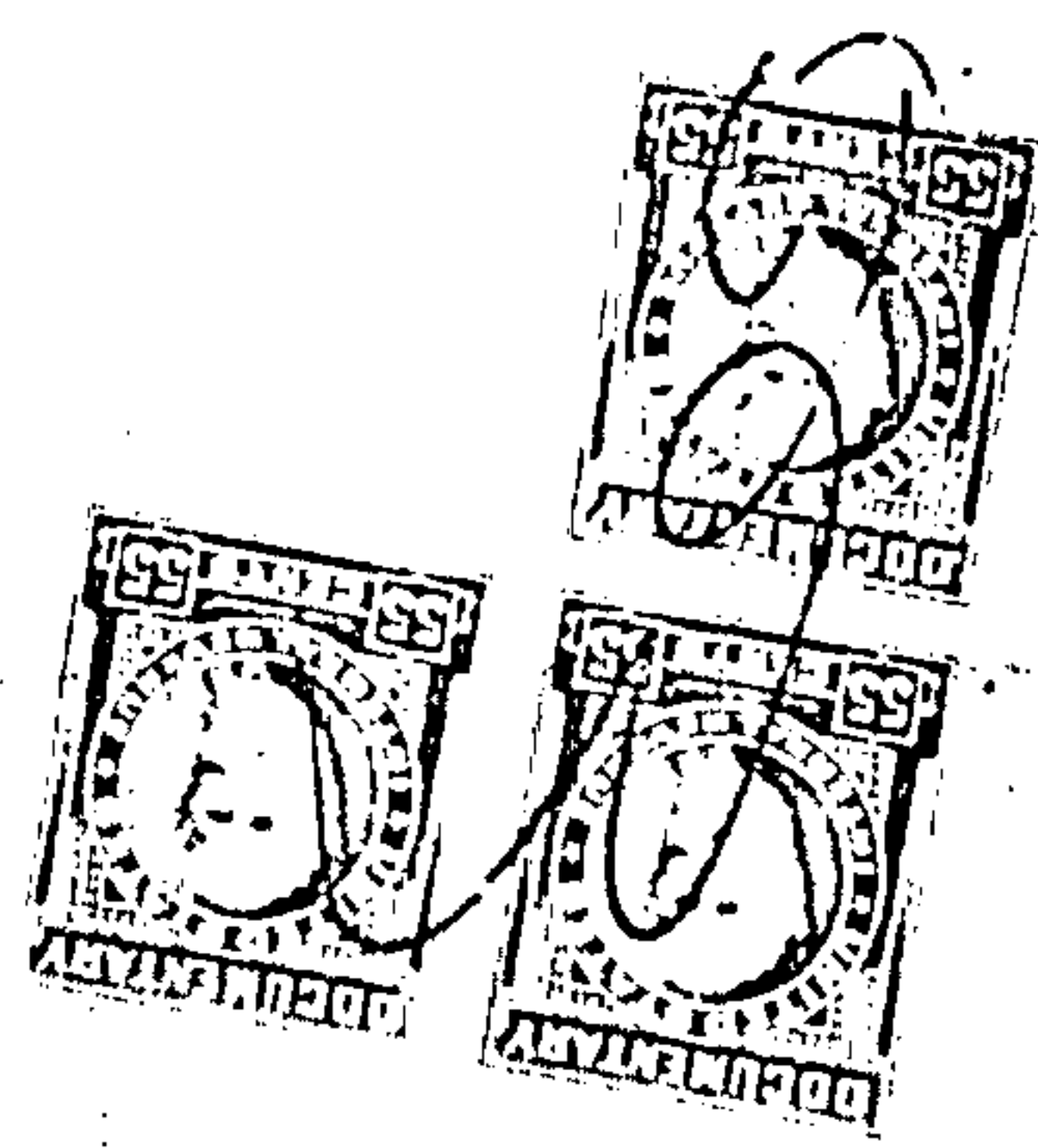
J. D. Falkner and wife, Lorene J. Falkner

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

Jack L. Gaut and wife, Heneritta Turner Gaut

(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:

Commence at a stake on the North right of way line of the Columbiana-Wilsonville paved Highway and at that point where the East side of the 30 foot street or alley running in a Northerly direction intersects the North boundary of said paved Highway right of way, which point is on the North line of the paved sidewalk running along said Columbiana-Wilsonville paved highway; run thence in a Northwesterly direction along the Easterly side of said alley and along the Westerly line of Sullivan lot run 222 feet to the point of beginning; thence run in a Northeasterly direction along the Northwesterly line of said Sullivan lot and Nolen home lot 240 feet, more or less, to the land now owned by Grace Gardner; thence along same in a Northwesterly direction 100 feet; thence along said Gardner land in a Southwesterly direction 243 feet, more or less, to the Easterly line of said alley; thence along same in a Southeasterly direction 100 feet to the point of beginning; said lot being situated in the NE¹/₄ of NW¹/₄ of Section 25, Township 21, Range 1 West.



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 17th day of July, 1965

WITNESS:

STATE OF ALA. SHELBY CO.
CERTIFY THIS INSTRUMENT
WAS FILED ON 2-19-65
RECORDED & INDEXED
\$1.25 TAX HAS BEEN
PD. ON THIS INSTRUMENT.

J. D. Falkner (Seal)
Lorene J. Falkner (Seal)

STATE OF ALABAMA
SHELBY COUNTY

the undersigned

Co. M. J. Faulkner
JUDGE OF PROBATE General Acknowledgment

I, J. D. Falkner and Lorene J. Falkner, 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 17th day of July, A. D., 1965.

Lance Grasher
Notary Public.

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