

6524

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 Five Dollars and other good and valuable consideration DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

A. L. Cox, Sr. and wife Lula Mae Cox

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

Charles Fox and wife Lois Fox

(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 the SW corner of the NE $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 15, Township 21 South, Range 3 West, and run thence in an Easterly direction 330 feet along the Southern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section to a point; thence turn to the left and run parallel with the Western boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 336 feet to the point of beginning of the property herein conveyed; thence continue Northerly in the same direction a distance of 240 feet to a point; thence turn to the right and run in an Easterly direction parallel with the Southern boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 230 feet to a point; thence turn to the right and run parallel with the Western boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 240 feet to a point; thence turn to the right and run a distance of 230 feet to the point of beginning.

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 9th day of April, 1965.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON 9/2/65
RECORDED
& \$50.00 TAX
PD. CH. 11-1-65

A. L. Cox (Seal)

Lula Mae Cox (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that A. L. Cox, Sr. and wife Lula Mae Cox whose name 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 9th day of April, A. D., 1965.

Notary Public

Expires 1-17-67

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