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WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THIRTY-FIVE HUNDRED AND NO/100 (\$3500.00) DOLLARS

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

**G. S. Cross and wife, Thelma Cross**

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

**Charles A. Self, Jr. and wife, Elizabeth D. Self**

(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:

**PARCEL #1:** From the NE corner of  $W\frac{1}{2}$  of the  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Section 14, Township 19 South, Range 2 West, run Southerly along the East boundary line of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Sec. 14, Township 19 South, Range 2 West for 467.38 feet; thence turn an angle of 90 deg. to the right and run Westerly 15 feet to the point of beginning of the land herein described and conveyed; thence continue Westerly along the last said course for 208.71 feet; thence turn an angle of 90 deg. to the left and run Southerly 347.97 feet, more or less, to a point on the North right of way line of County Road No. 29; thence turn an angle of 56 deg. 16 min. to the left and run Southeasterly 250.75 feet to a point on the North right of way line of said County Road No. 29; thence turn an angle of 123 deg. 44 min. to the left and run Northerly 486.87 feet, more or less to point of beginning. Being a part of  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Section 14, Township 19 South, Range 2 West, and being 2.0 acres, more or less. EXCEPT right of way of County Road No. 29 as now located.

**PARCEL #2:** From the NE corner of the  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Section 14, Township 19 South, Range 2 West run Southerly along the East boundary line of said  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Sec. 14, Tp 19 S, Range 2 West for 49.96 feet; thence turn an angle of 90 deg. to the right and run Westerly 15.0 feet to point of beginning of land herein described and conveyed; thence continue Westerly along the last said course for 208.71 feet; thence turn an angle of 90 deg. to the left and run Southerly 417.42 feet to the NW corner of Parcel #1; thence turn an angle of 90 deg. to the left and run Easterly along North boundary of said Parcel #1 a distance of 208.71 feet; thence turn an angle of 90 deg. to the left and run Northerly 417.42 feet to point of beginning. Being a part of  $W\frac{1}{2}$  of  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  of Section 14, Township 19 South, Range 2 West, and being 2.0 acres.

As a part of the consideration hereof, grantors hereby covenant and agree that the property abutting Highway #29 and extending Northerly a uniform width of 420 feet from said highway right of way, and lying between the West boundary of the above described property and the West boundary of said  $SW\frac{1}{4}$  of  $SW\frac{1}{4}$  SHALL BE RESTRICTED for residential purposes, only, and dwellings constructed thereon shall have a minimum of 1400 square feet in the main body of the house, and this covenant shall attach to and run with the land.

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 1st day of October, 19 65.

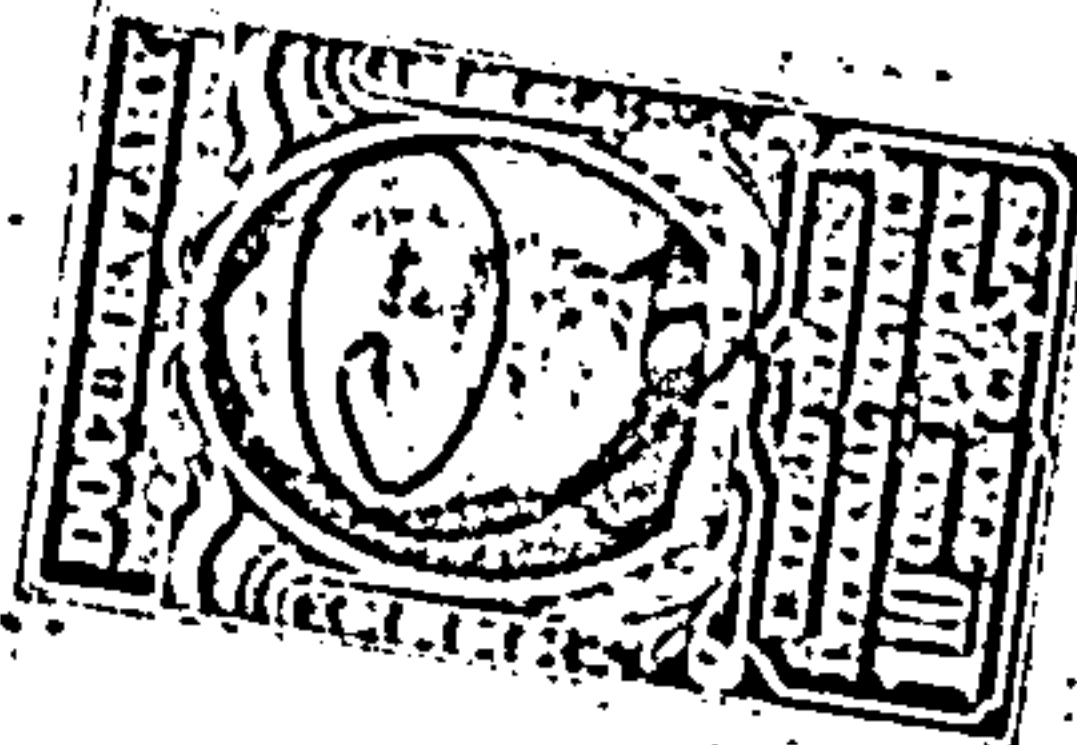
WITNESS:



STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 10/2/65  
RECORDED 8:2000 TAX  
PD. OFF.

JUDGE OF PROBATE

*G. S. Cross* (Seal)  
*Thelma Cross* (Seal)



STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned

hereby certify that **G. S. Cross and wife, Thelma Cross** a Notary Public in and for said County, in said State,

whose name is 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 1st day of October, A. D., 19 65.

*Ernest R. Cross*  
Notary Public.

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