

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 ONE HUNDRED DOLLARS & 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,
Basil R. Smith & wife, Valera Smith; Lewis C. Franks & wife, Kathryn Franks

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

William R. Howell and wife, Janie B. Howell

(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:

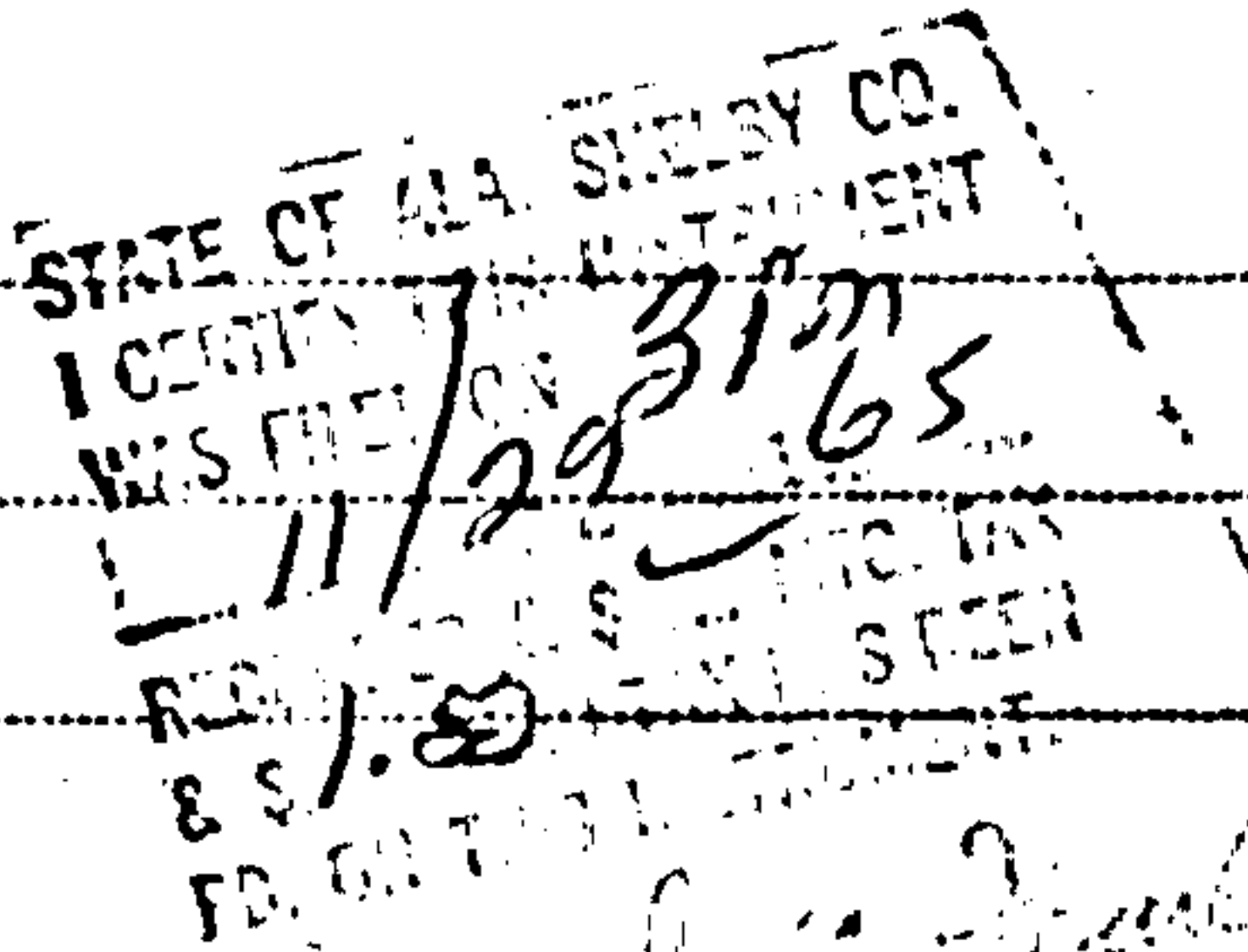
A part of the NE¹/₄ of NW¹/₄ of Section 20, Township 21 South, Range 1 West, more particularly described as follows: Commence at the NW corner of said NE¹/₄ of NW¹/₄ of Section 20, and run South 1 deg. 51' East along West line of said ¹/₄ Section a distance of 704.01 feet; thence turn an angle of 98 deg. 50' to left and run 210 feet; thence turn an angle of 98 deg. 50' to right and run South 1 deg. 51' East a distance of 200.0 feet; thence continue in the same direction a distance of 195.3 feet to North margin of West College Street; thence turn an angle of 99 deg. 10' to left and run along North margin of West College Street a distance of 200.35 feet to the SE corner of the James T. Whittemore lot, which is the point of beginning of the lot herein described; thence continue in the same direction along the North margin of said West College Street a distance of 100 feet; thence turn an angle of 93 deg. 30' to left and run Northerly 213.37 feet; thence turn an angle of 91 deg. to left and run 85.07 feet to the NE corner of said Whittemore lot; thence turn an angle of 85 deg. 03' left and run along the East boundary of said Whittemore lot a distance of 206.25 feet to 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 29th day of November, 1965.

WITNESS:



Basil R. Smith (SEAL)

Valera Smith (Seal)

Lewis C. Franks (Seal)

Kathryn Franks (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 Basil R. Smith & Valera Smith; Lewis C. Franks & Kathryn Franks 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 29th day of November, A. D., 1965.

Janie Brasher
Notary Public.

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