

5075

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 SIXTEEN THOUSAND AND NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Fred Kulovitz and wife, Margaret D. Kulovitz; and Simon G. Jones and wife, June D. Jones (herein referred to as grantors) do grant, bargain, sell and convey unto Dalton H. Baggett and wife, Edna Earl Baggett

(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 NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 5, Township 21 South, Range 4 West, described as follows: Begin at the NE corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section and run South 3 deg. 00' East 690 feet along the East line of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence in a Westerly direction 1330.9 feet, more or less, to a point on the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section which is 678 feet South of the Northwest corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence North 3 deg. 00' West along the West line of said $\frac{1}{4}$ $\frac{1}{4}$ Section 678.0 feet to the NW corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence North 87 deg. 00' East along the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Section 1330.5 feet, more or less, to point of beginning. MINERALS AND MINING RIGHTS EXCEPTED.

Subject to Easements to Plantation Pipe Line Company, and utility easements of record.

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 April, 1966

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED ON 4-30-66
RECORDED & INDEXED
PD. COUNTY HAS BEEN
JUDGE OF PROBATE

Fred Kulovitz (Seal)
Margaret D. Kulovitz (Seal)
Simon G. Jones (Seal)
June D. Jones (SEAL)
General Acknowledgment

STATE OF ALABAMA

SHELBY COUNTY

the undersigned

I, _____, a Notary Public in and for said County, in said State, hereby certify that Fred Kulovitz & Margaret D. Kulovitz; Simon G. Jones & June D. Jones whose name s 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 April, A. D., 1966.

Lanice Brasher
Notary Public.

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