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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 TWO HUNDRED DOLLARS and the execution of a purchase money mortgage for \$212.00.

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Henry P. Seifert, a widower

(herein referred to as grantors) do grant, bargain, sell and convey unto  
Lewis F. Jones and wife, Frances M. Jones

(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 NW corner of NE 1/4 of SW 1/4, Section 17, Township 19, Range 1 West; and run thence South along the West boundary of said Quarter Quarter Section 200 feet; thence turn an angle of 90 deg. to the left and run thence East and parallel with the North boundary of said Quarter Quarter Section to a point on the East boundary of a roadway (which said roadway is designated as "50 foot reservation" in deed to Henry P. Seifert as recorded in the Probate Office of Shelby County, Alabama in Deed Book 120, page 479), which said point is marked by an iron pin; thence continue Easterly and parallel with the North boundary of said Quarter Quarter Section, and in the same direction, 300 feet to a point; thence turn an angle of 131 deg. 59' to the right and run Southwesterly 292.17 feet to the East boundary of said roadway; thence Northerly along the East boundary of said roadway 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, I have hereunto set my hand(s) and seal(s), this day of May, 1966.

WITNESS:

STATE OF ALA., SHELBY CO.,  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON 6-18-66  
RECORDED & \$ 5.00 MTC. TAX  
\$ 5.00 DEED TAX HAS  
PD. ON THIS INSTRUMENT.

Henry P. Seifert (Seal)  
(Henry P. Seifert)  
(Seal)  
(Seal)

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STATE OF ALABAMA  
SHELBY COUNTY  
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Henry P. Seifert, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30 day of May, A. D., 1966.

Tuzie M. Sheets  
Notary Public.

DR