

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 Hundred and No/100 (\$500.00)**-----DOLLARS

to the under-signed grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
C. H. Fulton, an unmarried man

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

Eugene Mitchell and wife, Agnes Mitchell

(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 intersection of the East Right of Way line of U. S. Highway 31 with the South line of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 12, Township 21 South, Range 3 West, and run thence East along the South line of said quarter-quarter section a distance of 325.76 feet to the Southeast corner of a lot heretofore conveyed to the Grantees, as shown by deed recorded in Deed Book 210 at page 189, Office of the Judge of Probate of Shelby County, Alabama, which is the point of beginning of the parcel herein described; thence continue East along the South line of said quarter-quarter section a distance of 180 feet, more or less, to the West line of Vanderslice property; thence run in a Northeasterly direction along the West line of said Vanderslice property a distance of 280 feet to the South margin of a private road leading to the Fulton Lake Road; thence run West, along the South margin of said private road, and leaving said road, ^{400 feet} to a point on the South margin of said Fulton Lake Road which is 164 feet, measured along the South margin of said Fulton Lake Road, from the Northeast corner of said property described in Deed Book 210 at page 189; thence run in an Westerly along the South margin of said Fulton Lake Road 164 feet to the Northeast corner of said property described in Deed Book 210 at page 189; thence run Southeasterly along the East line of said property described in Deed Book 210 at page 189 a distance of 311.20 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, **I** have hereunto set **my** hand(s) and seal(s); this **18th** day of **April**, 19**66**

WITNESS:

STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ON **7-5** 19**66**

RECORDED & \$**5** MTC. TAX

\$**5** DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

STATE OF ALABAMA

SHELBY

COUNTY

Conrad M. Fowler
JUDGE OF PROBATE

General Acknowledgment

I, **C. H. Fulton, an unmarried man**, a Notary Public in and for said County, in said State, hereby certify that **C. H. Fulton, an unmarried man** 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 **18th** day of **April**, A. D., 19**66**

Notary Public.