

1311
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 other valuable considerations and One (\$1.00)----- DOLLARS

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

Charles Robert Huckabee and wife Judith U. Huckabee

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

Buster Martin and wife Lyndal Ruth Martin

(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:

Lots 11 and 12 in Block 3 according to survey and map made by H. W. Cannon, a registered surveyor and filed in the Probate Office of Shelby County, Alabama, on May 10, 1955 and recorded in Map Book 3 page 156 in said Probate Office; which map is entitled "Alabaster Gardens" being a subdivision of part of S $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 35, Township 20, Range 3 West.

Subject to covenants and restrictions shown in Deed Book 175 page 68 in said Probate Office.

STATE OF A.A. SHELBY CO.
I HEREBY CERTIFY THIS INSTRUMENT
WAS FILED ON 11-28-66

RECORDED & \$----- MTG. TAX

\$5.00 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

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 25th day of November, 1966.

WITNESS:

Charles Robert Huckabee (Seal)
Judith U. Huckabee (Seal)
(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Oliver P. Head, a Notary Public in and for said County, in said State, hereby certify that Charles Robert Huckabee and wife Judith U. Huckabee 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 25th day of November, A. D., 1966

Notary Public.

BOOK 245 PAGE 822