

This instrument was prepared by

(Name) John C. Hensley, & Molton, Allen & Williams, Inc.,

(Address) 524 North 21st Street, Birmingham, Alabama

Form 1-1-5 Rev. 1-66

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 - - - - - (\$500.00) - - - - - and NO/100 DOLLARS and the execution of a purchase money mortgage in the amount of \$1,500.00:

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, D. H. Holcombe and wife, Theron M. Holcombe

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

Bill B. Hovis and wife, Marie B. Hovis

(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:

All that part of the W¹/₄ of NE¹/₄ of NW¹/₄ of Section 30, Township 19 South, Range 1 East, that lies north of Florida Short Route Highway right of way and West of Chelsea Game Preserve road, EXCEPT tract sold to Z. B. and Dovie Falkner described as follows: Beginning at a point on North line of Florida Short Route Highway right of way and West line of right of way of Chelsea Game Preserve lake road and run in a Northerly direction along West line of Game Preserve road a distance of 315 feet; thence Westerly direction parallel with North right of way line of Florida Short Route Highway a distance of 280 feet; thence southerly direction 315 feet to North line of Highway 280 right of way; thence in an Easterly direction along North line of said Highway right of way a distance of 280 feet to point of beginning of said Exception.

Also except that tract sold to Ollis and Dorothy McMahon as described in Deed Book 224 on page 718 in Probate Office of Shelby County, Alabama

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 23rd

day of February, 1967

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1967 MAR -3 AM 9:41
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

(Seal)

(Seal)

(Seal)

D. H. Holcombe

(Seal)

Theron M. Holcombe

(Seal)

Theron M. Holcombe

(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 D. H. Holcombe and wife, Theron M. Holcombe 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 23rd day of February, A. D., 1967

Notary Public.