

This instrument was prepared by

(Name) Wallace & Ellis, Attorneys

(Address) Columbiana, 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 } KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY }

That in consideration of TWO THOUSAND, FOUR HUNDRED & NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Alma L. Brooker, an unmarried woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Kurt Hoenigsberg and wife, Dolores Hoenigsberg
(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:

Begin at the NE corner of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West; thence run Westerly along the North boundary line of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West for 223.71 feet; thence turn an angle of 92 deg. 38 min. to the left and run Southerly for 193.71 feet; thence turn an angle of 87 deg. 22 min. to the left and run Easterly 223.71 feet, more or less, to a point on the East boundary line of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West; thence turn an angle of 92 deg. 38 min. to the left and run Northerly along the East boundary line of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West for 193.71 feet to the point of beginning. This land being a part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 30, Township 19 South, Range 2 West and being One Acre, more or less, and lying in Shelby County, Alabama. The above described land subject to easement to Alabama Gas Corporation gas line as now located.

The right of ingress and egress is also conveyed to grantees herein over and along the existing road as now located.

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 18 day of April, 1967.

WITNESSES: _____ (Seal)
_____ (Seal)
_____ (Seal)

Alma L. Brooker (Seal)
(Alma L. Brooker)

STATE OF ALABAMA }
SHELBY COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alma L. Brooker 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18 day of April, A. D., 1967.
Luxie Brooker
Notary Public.

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