

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

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Thousand, Five Hundred and 00/100 DOLLARS

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

Billy G. Rocko and wife, Pauline Elizabeth Rocko

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

Douglas Waits and wife, Margaret C. Waits

(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:

A lot in part of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 4, Township 24 North, Range 12 East, more particularly described as follows: Begin at the intersection of the NW right of way line of Montevallo and Selma Road and the West line of NE $\frac{1}{4}$ of SE $\frac{1}{4}$ and run North along the West line of $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 798.04 feet to point of beginning; thence run Southeasterly, at an angle of 131deg. 50' to the right a distance of 539.55 feet; thence in a Southwesterly direction a distance of 150.0 feet along the Westerly side of the Montevallo and Selma Road; thence at an angle of 92 deg. 46' to the right run in a Northwesterly direction 405.28 feet to the West line of $\frac{1}{4}$ $\frac{1}{4}$ Section; thence North along said Westerly line of $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 201.27 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, we have hereunto set our hand(s) and seal(s), this 31st day of May, 1967.

WITNESS:

STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ON 10/1/67

RECORDED & \$ (STAMP) TAX

\$ 2.50 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

STATE OF ALABAMA

SHELBY

COUNTY

JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Billy G. Rocko and wife, Pauline Elizabeth Rocko 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 31st day of May, A. D., 1967.

Notary Public.