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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 One DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Charles Clifton Nelson, Jr. and wife, Nellie J. Nelson

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

Sarah N. Webb and Walter O. Webb

(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:

Part of Lots Two (2), Three (3) and Four (4) in Block Five (5) in town of Helena, Alabama, as mapped by Joseph Squire and more particularly described as: Begin at the southwest corner of Block 5, which is also the southwest corner of Lot 4 Block 5, and run east along south side of said Block 5 a distance of 154 feet to the middle of a certain branch (as the water runs); thence northwesterly down center of said branch to the north line of Lot 2 at a point 190 feet west of the northeast corner of said Lot 2; thence west 99 3/10 feet to east side of "Branch Alley"; thence southerly 175 4/10 feet to point of beginning.

Charles Clifton Nelson, Jr. and Sarah N. Webb are the sole and surviving heirs at law of Eva M. Nelson, deceased.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
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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 18th day of January, 1967.

-WITNESS:

Charles Clifton Nelson, Jr. (Seal)
Charles Clifton Nelson, Jr.
Nellie J. Nelson (Seal)
Nellie J. Nelson
(Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

BOOK 249 PAGE 425

Oscar Harris

_____ a Notary Public in and for said County, in said State, hereby certify that Charles Clifton Nelson, Jr. and wife, Nellie J. Nelson 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 18 day of January, A. D. 1967.

my Commission expires June 8th 1970

Oscar Harris
Notary Public.