

This instrument was prepared by

(Name) WALLACE and ELLIS, Attorneys

(Address) Columbiana, Alabama

Form 1-1-6 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 Ten and 00/100 Dollars and other good and valuable consideration, DOLLARS

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

Virginia DeShazo and husband, Owen DeShazo

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

Alton W. DeShazo and wife, Judith O. DeShazo

(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 NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 22, Township 19 South, Range 2 West, of Huntsville Principal Meridian, Shelby County, Alabama, being more particularly described as follows: Begin at the SW corner of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section 22; thence in a Northerly direction along West boundary of said NW $\frac{1}{4}$ Section 200.00 feet; thence turning an angle of 106 deg. 00' to the right 978.06 feet; thence turning an angle of 99 deg. 13' to the right in Southwesterly direction 25.33 feet for the point of beginning of a tract of land herein described; thence continuing in a straight line along last mentioned course in Southwesterly direction 300.00 feet; thence turning an angle of 99 deg. 13' to left in Southeasterly direction 300.00 feet to the point of intersection with West Right of Way Boundary Line of County Road No. 29; thence turning an angle of 80 deg. 47' to left in Northeasterly direction along said right-of-way to the point of intersection of a street right-of-way and said road right of way 300.00 feet; thence turning an angle of 99 deg. 13' to the left in Northwesterly direction along South boundary of said street right-of-way 300.00 feet to the point of beginning.

Containing 2.013 acres, more or less.

(SEE RESTRICTIONS ON REVERSE SIDE HEREOF)

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 6th day of November, 1967.

Virginia DeShazo (Seal)

Owen DeShazo (Seal)

(Seal)

Virginia DeShazo (Seal)

Owen DeShazo (Seal)

(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 Virginia DeShazo and Owen DeShazo 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 6th day of November, A. D., 1967.

Lance Brasher
Notary Public.

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1. That said property shall be used for residence purposes only and not for any purpose of business or trade.
2. No dwelling shall be erected on any lot in the said subdivision of less than 1400 square feet, exclusive of porches, and not less than 1200 square feet on the first floor of 1 1/2 and 2 story buildings.
3. That no temporary buildings, stables, garages, or other buildings shall be built and used for residence purposes prior to the completion of a dwelling on said lots.
4. No outbuildings, buildings, or residences shall be erected or begun on said property without plans, specifications, architectural designs, grades and location therefore having been first submitted to and approval in writing by Owen DeShazo, his heirs or assigns. No lot may be subdivided or reduced in size by voluntary alienation, judicial sale or other proceedings, except at the direction and with the written approval of Owen DeShazo, his heirs or assigns.

STATE OF ALA. SHELLEY CO.
 CERTIFICATE THIS
 INSTRUMENT WAS FILED
 1967 NOV - 6 PM 12:30
 REC. BK. & PAGE AS SHOWN ABOVE
 U.C.C. FILE NUMBER OR
 JUDGE OF PROBATE

RETURN TO

1013 Tinsland Court All.

Blair 35211

TO

WARRANTY DEED

**JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR**

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THIS FORM FROM
 LAWYERS TITLE INSURANCE CORP.
 Title Insurance
 BIRMINGHAM, ALA.

217. 300 250 052 1009