

This instrument was prepared by

8830

(Name) Karl C. Harrison

(Address) Columbiana, Alabama

Form 1-15 Rev. 1-64

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, Ralph McEwen and wife, Peggy L. McEwen

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

R. M. Lester and Berniece Lester

(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 S $\frac{1}{2}$ of SW $\frac{1}{4}$ of Section 11, Township 20, Range 1 West lying north and west of the Columbiana-Chelsea paved road, being County Road No. 47;

Also all that part of the N $\frac{1}{2}$ of NW $\frac{1}{4}$ of Section 14, Township 20, Range 1 West lying north and west of the Columbiana-Chelsea paved road, being County Road No. 47 .

STATE OF ALABAMA, SHELBY CO.
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JUDGE OF PROBATE

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 20th day of January, 1968

WITNESS:

(Seal)

(Seal)

(Seal)

Ralph McEwen

Ralph McEwen

Peggy L. McEwen

Peggy L. McEwen

(Seal)

(Seal)

(Seal)

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STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that Ralph McEwen and wife, Peggy L. McEwen

those 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 20th day of January, A. D., 1968

Notary Public