

9948

This instrument was prepared by

(Name).....

(Address).....

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 and no/100 DOLLARS

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

R. C. Trimm and wife, Helen Trimm

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

Thomas A. Hendrix and Ruth G. Hendrix

(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 southeast corner of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 3, Township 21 South, Range 2 West and run thence west along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 183.0 feet to an iron pipe; thence turn an angle of 131 deg. 26 min. to the right and run northerly to the south right-of-way line of County Highway; thence turn an angle of 91 deg. 13 min. to the right and run easterly along the south right-of-way line of said Highway a distance of 277.8 feet to an iron pipe; thence turn an angle of 95 deg. 36 min. to the right and run southwesterly a distance of 211.2 feet to an iron pipe; thence turn an angle of 80 deg. 16 min. to the right and run westerly a distance of 66.8 feet to the west line of SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section 3; thence run north along the west line of said SE $\frac{1}{4}$ of NE $\frac{1}{4}$ of said Section 3 to the point of beginning of the lot herein described.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
10:00 AM MAY 27 1968
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS
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 3rd day of May, 1968.

WITNESS:

.....(Seal)
.....(Seal)
.....(Seal)

R. C. Trimm
R. C. Trimm
Helen Trimm
Helen Trimm
.....(Seal)
.....(Seal)
.....(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

....., a Notary Public in and for said County, in said State, hereby certify that: R. C. Trimm and wife, Helen Trimm, 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 3rd day of May, A. D., 1968.
Notary Public.