

This instrument was prepared by

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(Address) Columbiana, Alabama

Form 1-1-5 Rev. 1-68

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 Seven Hundred Fifty and no/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Ira L. King and wife, Vernon S. King

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

Joseph R. Allen and Doris G. Allen

(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 parcel of land situated in the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 23, Township 20 South Range 3 West, Shelby County, Alabama, being more particularly described as follows: Commence at the southwest corner of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 23, Township 20 South, Range 3 West; thence in a northerly direction along the west line of said quarter-quarter section for a distance of 374.09 feet; thence turn an angle to the right of 90 deg. 33 min. 30 sec. and in an easterly direction for a distance of 720.43 feet; thence turn an angle to the right of 90 deg. and in a southerly direction for a distance of 40 feet to a point on the southerly right-of-way line of the Pelham-Helena Highway; thence turn an angle to the left of 90 deg. and along said southerly right-of-way line of said Highway for a distance of 21.35 feet to the point of beginning; thence continue along last described course for a distance of 238.10 feet; thence turn an angle to the right of 90 deg. and in a southerly direction for a distance of 210 feet; thence turn an angle to the right of 90 deg. and in a westerly direction for a distance of 238.10 feet; thence turn an angle to the right of 90 deg. and in a northerly direction for a distance of 210 feet to the point of beginning. Said parcel being a part of a boundary survey of part of the King properties situated in Shelby County, Alabama, and recorded in Map Book 5 page 21 in the Office of the Judge of Probate Shelby County.

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 8<sup>th</sup> day of May, 1968

(Seal) Ira L. King (Seal)  
(Seal) Vernon S. King (Seal)  
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, Martha B. Jainer, a Notary Public in and for said County, in said State, hereby certify that Ira L. King and Vernon S. King whose names signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, 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 8<sup>th</sup> day of May, A. D., 1968

Martha B. Jainer  
Notary Public.