

10483

This instrument was prepared by

(Name) CHARLES C. WILLIAMS, ATTORNEY AT LAW

(Address) 709 United Security Building, Birmingham, Alabama 35218

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
JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE THOUSAND AND 00/100 (\$1,000.00) PAID ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
V. S. TUGGLE and wife, GERALDINE R. TUGGLE

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

F. L. DENNIS and wife, BESSIE LEE DENNIS

(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:

Lot 1, in Block 7 of Pine Grove Camp according to the survey of said Pine Grove Camp, a map of which is recorded in the Probate Office of Shelby County, Alabama, and being situated in the Southeast Quarter of the Southeast Quarter of Section 12, Township 24, Range 15 East, Shelby County, Alabama, except mineral and mining rights, and also excepting those water rights heretofore conveyed to the Alabama Power Company by deed recorded in Deed Book 52, Page 176, in the Office of the Judge of Probate of Shelby County, Alabama.

Except taxes 1968 which Grantees assume and agree to pay.

STATE OF ALA. SHELBY CO.
RECORDED IN THIS INSTRUMENT WAS FILED
JUL 13 11:15
U.C.C. FILE NUMBER 147
BOOK & PAGE AS SHOWN ABOVE
Clerk of Probate
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 June day of 1968.

WITNESS:

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

V. S. Tuggle (Seal)
V. S. TUGGLE
Geraldine R. Tuggle (Seal)
GERALDINE R. TUGGLE

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that V. S. TUGGLE and wife, GERALDINE R. TUGGLE, whose name 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 5th day of June, A. D., 1968.

Jessie Edwards
Notary Public

BOOK 253 606