

This instrument was prepared by

(Name) Karl C. Harrison

10751

(Address) Columbiana, Alabama

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 Twelve Thousand and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Philip J. Kyser and wife, Vera Mae D. Kyser

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

John Holland Woodall and wife, Mary Frances Woodall

(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:

Commence at the intersection of the South boundary of Montevallo-Calera Highway with the west line of Section 4, Township 24 North, Range 13 East and run thence North 83 deg. 53 minutes East along the South boundary of said highway a distance of 60 feet to the Northeast corner of H. H. Bearden lot, the same being the point of beginning of the lot herein conveyed; thence continue in the same direction along the South boundary of said highway a distance of 255 feet; thence South 6 deg. 00 minutes East a distance of 420 feet; thence South 83 deg. 53 minutes West a distance of 315 feet; thence North 6 deg. 00 minutes West a distance of 320 feet to property of H. H. Bearden; thence turn an angle of 30 deg. 56 minutes to the right and run along the Easterly boundary line of H. H. Bearden property 116.7 feet to the point of beginning of the lot herein conveyed; Said land being situated in the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 4, Township 24 North, Range 13 East.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
No 148
1968 JUL -8 AM 9:01
U.C.C. FILE NUMBER OR
REC. B.C. & PAGE AS SHOWN ABOVE
Consolidated
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 5th day of July, 1968

WITNESS:

(Seal)

(Seal)

(Seal)

Philip J. Kyser (Seal)

Vera Mae D. Kyser (Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that Philip J. Kyser and wife, Vera Mae D. Kyser whose name is 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 date.

Given under my hand and official seal this 5th day of July, A. D., 1968

Martha B. Joiner
Notary Public.

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