

This instrument was prepared by

(Name) Karl C. Harrison

(Address) Columbiana, Alabama

Form 1-15 Rev. 1-55

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 Three Hundred and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Lena Harkins Goggins and husband, Oza Goggins

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

Howard Harkins and Shelby Harkins

(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 a point on the north right-of-way line of the Montevallo-Boothton public road where the same intersects the west line of the NE<sub>1</sub> of NE<sub>1</sub>, Section 3, Township 22, Range 4 West and run thence north along the west line of said Section a distance of 320 feet to the point of beginning of the lot hereinconveyed; thence continue north along the west line of said Section 320 feet, more or less to the northwest corner of said Section; thence run east along the north line of said Section a distance of 130 feet; thence south and parallel with the west line of said Section a distance of 355 feet; thence run west 130 feet to the point of beginning.

STATE OF ALA. SHELBY CO.  
NOTARY PUBLIC  
INSTRUMENT WAS FILED  
1970 JUL 29 PM 10:00  
U.C. FILE NUMBER 19  
REC. BK. & PAGE AS SHOWN ABOVE  
Cons. by [Signature]  
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 27th day of July, 1963.

WITNESS:

(Seal)  
(Seal)  
(Seal)

Lena Harkins Goggins (Seal)  
Oza Goggins (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 Lena Harkins Goggins and husband Oza Goggins, whose names are 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 27th day of July, A. D. 1963.

Martha B. Joiner  
Notary Public.

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