

(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 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,
B. L. Owen and wife, Loma I. Owen

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

Ocie Wood Speer, Jr. and Edna A. Speer

(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 SW corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 2, Township 24 North, Range 15 East; thence run East along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 1043.50 feet; thence turn an angle of 79 deg. 47 min. to the left and run a distance of 54.50 feet to the North R.O.W. line of a County Road, and the point of beginning; thence continue in the same direction a distance of 443.60 feet to the Pool line of Lay Lake (Elev. 397.00), thence turn an angle of 139 deg. 32 min. to the left and run along said contour line a distance of 100.00 feet; thence turn an angle of 45 deg. 54 min. to the left and run a distance of 374.69 feet to the North R.O.W. line of said Road; thence turn an angle of 95 deg. 18 min. to the left and run along said R.O.W. line a distance of 30.00 feet to the point of beginning. Situated in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 2, Township 24 North, Range 15 East, Shelby County, Alabama.

Also the right, privilege and easement to construct and maintain boat houses, boat docks and piers over and upon that part of the above described property which lies below the 397 foot ground elevation contour line.

STATE OF ALA. SH-157
INSTRUMENT NO. 1
RECORDED
1968 OCT 31
U.C.C. FILE NUMBER 88-100
REC. BK. & PAGE AS SHOWN
JUNE 1968

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 21st day of September, 1968

WITNESS:

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

B. L. Owen (Seal)
Loma I. Owen (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, Martha S. Jenier, a Notary Public in and for said County, in said State, hereby certify that B. L. Owen and wife, Loma I. Owen 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 21st day of September, A. D., 19 68

Martha S. Jenier
Notary Public.

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