

This instrument was prepared by

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(Name) Wallace & Ellis, Attorneys

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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 SEVEN HUNDRED DOLLARS & other good and valuable consideration DOLLARS hereinafter stated

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Jesse Eugene Cooley and wife, Frances P. Cooley

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

W. A. Pritchett, Sr. and wife, Willie Mae Pritchett

(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 16 according to First Addition to "INDIAN HIGHLANDS" as shown by map recorded in Map Book 5 page 6 in the Probate Office of Shelby County, Alabama.

Subject to restrictive covenants dated August 9, 1965 and filed for record August 10, 1965 in Deed Book 236 page 898 in Probate Office.

Also subject to agreement with Alabama Power Company recorded in Deed Book 242 page 791 in said Probate Office.

As a part of the consideration hereof, grantees herein assume and agree to pay as the same shall become due the unpaid balance of that certain mortgaged indebtedness evidenced by mortgage from grantors herein to Collateral Investment Company dated August 2, 1968 and recorded in the Probate Office of Shelby County, Alabama in Mortgage Book 309, page 352 which mortgage was corrected by mortgage recorded in said Probate Office in Mortgage Book 309, page 860, which mortgage was assigned by Collateral Investment Company to Northeast Federal Savings & Loan Association by assignment recorded in said Probate Office in Deed Book 255, page 475.

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 1st day of November, 1968

STATE OF ALA. SHELBY CO. INSTRUMENT WAS FILED 1968 NOV - 2 PM 4:40 U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN CONRAD H. FOWLER JUDGE OF PROBATE

Jesse Eugene Cooley (Seal) (Jesse Eugene Cooley) Frances P. Cooley (Seal) (Frances P. Cooley)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jesse Eugene Cooley and Frances P. Cooley 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 1st day of November, A. D., 1968.

Lamie Brasher Notary Public

BOOK 253

