

This instrument was prepared by

968

(Name).....

(Address).....

Form 1-1-5 Rev. 1-50

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 Nine Hundred and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Bennie Dale Middaugh and wife, Georgette M. Middaugh  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Robert C. Bean and Audrey Bean

(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 7 in Block 1, Map of Southmont, in SW $\frac{1}{4}$  of NE $\frac{1}{4}$  Section 3, Township 24 North,  
Range 12 East, in Town of Montevallo, according to map as recorded in Map Book 4,  
on page 46 in Probate Office of Shelby County, Alabama.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1968 JAN -2 PM 4:29  
REC. BK. & PAGE AS SHOWN ABOVE  
U.C.C. FILE NUMBER OR  
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 5<sup>th</sup>  
day of December, 1968

WITNESS:

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

Bennie Dale Middaugh (Seal)  
Georgette M. Middaugh (Seal)  
Georgette Middaugh (Seal)

STATE OF ALABAMA  
Shelby COUNTY }

General Acknowledgment

I, Ruthmary Davenport, a Notary Public in and for said County, in said State,  
hereby certify that Bennie Dale Middaugh and wife, Georgette M. Middaugh  
whose names 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 5<sup>th</sup> day of December, A. D., 1968

Ruthmary Davenport  
Notary Public.

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