

1470

Form 1-1-5 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 an exchange of lands and One and No/100 (\$1.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James Edward Brasher and wife, Debara Diane Brasher; and Bertha Brasher,
a widow

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

James Jones and wife, Onzella Jones

(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:

That part of the NW¼ of NE¼ of Section 19, Township 22, Range 1 West which lies North of the presently existing unpaved public road from Calera to Shelby, except 2 acres, more or less, heretofore conveyed to Johnny Smith and wife, Lida Smith. The property hereby conveyed consisting of 18 acres, more or less.

The Grantors warrant that the deed through which the present owners hold their title to said property, being recorded in Deed Book 180, page 312, Office of Judge of Probate of Shelby County, Alabama, incorrectly designates the Grantees, James Edward Brasher and Bertha Brasher as being husband and wife, and that actually, said James Edward Brasher is the son of said Bertha Brasher.

The Grantees acknowledge their knowledge that Debara Diane Brasher, the wife of the Grantor, James Edward Brasher, is presently under eighteen years of age. As a part of the consideration for the exchange of lands above recited, the Grantors and Grantees mutually agree that, should the wife of the Grantor, James Edward Brasher not quit claim her interests in the above described property to the Grantees, or their successors in title, at the time when she becomes 18 years of age, and within 6 months thereafter, title to the above described property shall revert to the Grantors, James Edward Brasher and Bertha Brasher, or their heirs or devisees.

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 28th

day of 5 January 19 69

.(Seal)

(Seal)

..(Sent)

James Edward Brasher (Seal)

Debara Dion Brasher (Seal)

Birth of nation

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY

I, Mary D. Thompson, a Notary Public in and for said County, in said State,
do hereby certify that James Edward Brasher and wife, Debara Diane Brashor, and Bertha
Brashers a widow,
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 bears date.

Given under my hand and official seal this 28th day of January, A. D. 19 69

Notary Public

Property description used herein furnished by Grantors and Grantees.