

2100

(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 and no/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Grady King and wife, Alta J. King

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

Allen M. Simmons and wife, Frances M. Simmons

(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 Northeast corner of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of Section 23, Township 20 South, Range 3 West; run thence in a Westerly direction along the North line of said  $\frac{1}{4}$ - $\frac{1}{4}$  Section for a distance of 135.35 feet; thence turn an angle to the left of 91 deg. 20 min. and in a Southerly direction for a distance of 194.76 feet to the point of beginning; thence continue along last described course for a distance of 229.26 feet; thence turn an angle to the left of 90 deg. and in an Easterly direction for a distance of 190.0 feet; thence turn an angle to the left of 90 deg. and in a Northerly direction for a distance of 229.26 feet; thence turn an angle to the left of 90 deg. and in a Westerly direction for a distance of 190.0 to the point of beginning. Containing 1 acre.

RECORDED  
JAN 12 1969  
SHELBY COUNTY, ALA.

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 25 Jan day of Jan, 1969

WITNESS:

Mrs. Maurine Lee (Seal)

Grady King (Seal)

Alta J. King (Seal)

General Acknowledgment

STATE OF ALABAMA

Shelby

COUNTY

I, Willie Mae L. Dennis, a Notary Public in and for said County, in said State, hereby certify that Grady King and wife, Alta J. King, whose name is 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 25 day of Jan, A. D. 1969

Willie Mae L. Dennis  
Notary Public.

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257  
REC-257