

This instrument was prepared by

(Name) HEAD AND HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA

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 Three Thousand and No/100 (\$3,000.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Lenna Moreland Wilson, a widow

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

Herman P. Moreland, Jr. and wife, Anita Moreland

(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:

My undivided interest in and to the following described property: A lot of land in the Town of Wilton, formerly called Birmingham Junction and Catoosa, respectively, which is described as follows: Commencing at a point 263 feet South of the Northwest corner of the lot heretofore known as the "J. W. McDonough lot", where it joins the East and West Half mile line of Section 9, Township 24, Range 12 East, being the South line of what has been heretofore known as the "Vandegrift property", running from said beginning point due South 150 feet to the North border of Birmingham Street; thence East along the border of said street 732 feet; thence North 150 feet to the South line of said "McDonough lot", and thence West along said line of said McDonough lot to the point of beginning, the same being parts of lots number 9, 10, 11, 12, and 13 according to survey and plat of the Town of Birmingham Junction made by C. E. Bozeman, C. E., and recorded in the Office of the Probate Judge of Shelby County, Alabama. The property hereby conveyed being those lots heretofore known as and called the C. A. Killough lots and upon which said Killough built and resided.

The Grantor warrants that the above described property was formerly owned by Geo. W. Moreland, who died intestate many years ago, the widow of said Geo. W. Moreland, Sara Jennie Moreland having died about a year ago; that the following are the children of said Geo. W. Moreland: Whitfield Moreland, Oscar Moreland, Lenna Moreland Wilson (the Grantor herein), Nell Moreland, and Herman P. Moreland, Sr., and that said Geo. W. Moreland was not survived by any other children who left descendants. That said Whitfield Moreland never married and is now deceased; that said Oscar Moreland is deceased, he never having had any children born of him, and his widow is also deceased; that said Nell Moreland has never married and is now deceased; that said Herman P. Moreland, Sr. is deceased, he being an unmarried man at the time of his death, and that said Herman P. Moreland, Sr. had only two children born of him, namely, the Grantor, Herman P. Moreland, Jr. and Bennie Rose Moreland, who is now deceased.

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, I have hereunto set MY hand(s) and seal(s), this 10 day of January, 1970.

WITNESS:

(Seal)

(Seal)

(Seal)

X Lenna Moreland Wilson (Seal)
Lenna Moreland Wilson

(Seal)

(Seal)

STATE OF ALABAMA

DALLAS COUNTY

General Acknowledgment

The undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lenna Moreland Wilson, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of February, A. D., 1970.

Notary Public.