

This instrument was prepared by

(Name) WALLACE & ELLIS, Attorneys

(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 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,

Johnny Ryan McGuire and wife, Patricia McGuire

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

Jack A. McGuire and wife, Ann Elizabeth McGuire

(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:

Begin at the SE corner of Section 25, Township 19 South, Range 3 West; thence run West along the South line of said Section 25 a distance of 421.10 feet; thence turn right an angle of 90 deg. 36' 40" a distance of 280.56 feet for point of beginning; thence continue said course a distance of 189.44 feet; turn left an angle of 124 deg. 35' 30" a distance of 290.0 feet; turn left an angle of 77 deg. 02' 20" a distance of 196.5 feet; turn left an angle of 112 deg. 18' 30" a distance of 230.82 feet to point of beginning; being in SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Section 25, Township 19 South, Range 3 West, Shelby County, Alabama

RECORDED
1969 FEB 13 PM 4:33
JAMES C. HARRIS JR.
CLERK OF THE COURT

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 November day of 1969

WITNESS:

Johnny D. Owens (Seal)
Johnny D. Owens (Seal)
(Seal)

Johnny Ryan McGuire (Seal)
Patricia D. McGuire (Seal)
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

the undersigned Johnny Ryan McGuire and wife, Patricia McGuire a Notary Public in and for said County, in said State, hereby certify that whose name 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 19th day of November A. D. 1969

Mamie Owens
Notary Public.

My Commission Expires April 3, 1973