

This instrument was prepared by

3033

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(Address) Columbia, Alabama

Form 3-1-5 Rev. 3-66

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 ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Ada K. Glasscock Skelton, a widow

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

W. C. Dantzler and wife, Ruth E. Dantzler

(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:

A tract of land located in the SE 1/4 of the NE 1/4 of Section 12, Township 24 North, Range 15 East, being a part of Lots 7 and 8, Block 2 of GLASSCOCK'S SUBDIVISION SPRING CREEK, as recorded in Map Book 224 page 27, in the Probate Office of Shelby County, Alabama, being more particularly described as follows: Begin at a point on the West line of the SE 1/4 of the NE 1/4 of Section 12, Township 24 North, Range 15 East, said point being 791.0 feet, more or less, North of the SW corner of said 1/4 1/4 Section, also being the NW corner of the W. C. Dantzler property and the Northwestern corner of the George Eller property; thence in a Southeasterly direction along the Southwest boundary line of said Dantzler property and the Northeast line of said Eller property 77.1 feet to the Northwest corner of a 20 foot wide road right of way, said point being the point of beginning of tract of land herein described; thence turning an angle of 76 deg. 34' to the left from said last mentioned course in a Northeasterly direction along the North boundary line of said right of way 20.0 feet to the Northeast corner thereof; thence turning an angle of 21 deg. 49' to the left in a Northeasterly direction 26.9 feet; thence turning an angle of 22 deg. 53' to the left in a Northeasterly direction 33.1 feet, more or less, to the Southeast corner of said Dantzler property; thence turning an angle of 161 deg. 10' to the left in a Southwesterly direction along the Southeast boundary line of said Dantzler property 76.11 feet, more or less, to the point of beginning. Containing 0.01 acres, more or less.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of 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 29th day of April, 1970

WITNESS:

(Seal)

Ada K. Glasscock Skelton (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
U.C.C. FILE
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SHELBY COUNTY

General Acknowledgment

the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ada K. Glasscock Skelton, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me 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 29th day of April

Nancy K. Basher

Notary Public Seal
A. D. 1970

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