

This instrument was prepared by

3528

(Name) Vernon N. Schmitt, Attorney

(Address) Leeds, Alabama

Form 1-1 & Rev. 1-64

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 Hundred Fifty and NO/100-----(\$150.00)----- DOLLARS
and other good and valuable consideration
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, ~~XX~~
I, A. D. Johnson, a widower,
(herein referred to as grantors) do grant, bargain, sell and convey unto
Vera L. Nothern and husband, Harry J. Nothern
(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:

Lots 2 and 3 in Block J, according to the Map of Sterrett,
Alabama, recorded in Deed Book 11, Page 332 and 333, in the
Probate Office of Shelby County, Alabama

For further consideration the Grantees herein have executed contemporaneously herewith
a Purchase Money Mortgage and Note in the sum of \$1,350.00, bearing no interest and pay-
able in monthly installments of \$20.00 each, the first installment payable on August 16, 1970.

The Grantor herein reserves unto himself a life estate in the above described property.

STATE OF ALA. SHELBY CO.
RECORDING THIS
INSTRUMENT HAS FILED
1970 JUN 18 AM 11:10
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Carol M. Johnson
CLERK OF PROBATE

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 16th
day of June, 1970

WITNESS:

(Seal) A. D. Johnson (Seal)
(Seal) (Seal)
(Seal) (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that A. D. Johnson, a widower,
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 he executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 16th day of June, A. D., 1970

Vernon N. Schmitt
Notary Public.

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