

This instrument was prepared by

3832

(Name) Karl C. Harrison

(Address) Columbiana, Alabama

Form 1-15 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 Twelve Hundred Fifty 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

John C. Evans and Bonita H. Evans

(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 quarter-section for a distance of 135.35 feet; thence turn an angle to the left of 71 deg. 20 min. and in a southerly direction for distance of 424.04 feet; thence turn an angle to the right of 30 deg. and in a southwesterly direction for a distance of 243.26 feet to the point of beginning; thence turn an angle to the left of 120 deg. and in an easterly direction for a distance of 135.04 feet; thence turn an angle to the right of 63 deg. 20 min. 15 sec. and in a southeasterly direction for a distance of 140.73 feet; thence turn an angle to the right of 93 deg. 13 min. and in a westerly direction for a distance of 124.93 feet; thence turn an angle to the right of 31 deg. 11 min. and in a northwesterly direction for a distance of 172.77 feet to the point of beginning.

STATE OF ALA. SHELBY CO.
CERTIFY THIS
INSTRUMENT WAS FILED
1970 JUL 17 PM 2:42
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Camey H. Anderson
Jurat of Notary

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 16th day of July, 1970

WITNESS:

(Seal)
(Seal)
(Seal)

(Seal)
Grady King
(Seal)
Alta J. King
(Seal)

133
STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

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263
800
Notary Public
I, ~~Martha P. Jones~~ Willie Mae L. Dennis, a Notary Public in and for said County, in said State, do hereby certify that Grady King and wife, Alta J. King, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me this day, that, being informed of the contents of the conveyance they executed the same voluntarily the day the same bears date.

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

Willie Mae L. Dennis
Notary Public.