

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 FOUR THOUSAND, FIVE HUNDRED DOLLARS PLUS OTHER GOOD AND VALUABLE CONSIDERATION

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Ruth S. McLendon and husband, Robert A. McLendon, and Mary Bama Shaw, widow of William P. Shaw (herein referred to as grantors) do grant, bargain, sell and convey unto

Frank C. Ellis, Jr. and wife, Diane B. Ellis

(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:

E¹/₂ of SE¹/₄, Section 8, and NE¹/₄ of NE¹/₄, all in Section 17, Township 21 South, Range 1 West, Shelby County, Alabama

RECORDED
INDEXED
O.C.C. FILED
SEP 11 1970
SHELBY CO. ALA.

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 4th day of September, 1970.

WITNESS:

(Seal)
(Seal)
(Seal)

Mary Bama Shaw (Seal)
Ruth S. McLendon (Seal)
Robert A. McLendon (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ruth S. McLendon and husband, Robert A. McLendon, and Mary Bama Shaw, widow of William P. Shaw, whose names 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 4th day of September, A. D., 1970.

Nancy K. Brasher
Notary Public

787
PAGE
263