

4187

(Name).....

(Address).....

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

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$135.00 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Bervall Maddox, Sr. and Wife Ludie B. Maddox

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

Robert E. Madison and Wife Ella Pearl Madison

(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 parcel of land situated in SE¼ of the SE¼ of Section 14, Township 22 range 1 W., Shelby County, Alabama. Described as follows:

Begin at a point where T. E. Jusan's fence (said fence being the boundary line) between the land now owned by the Grantees herein and the property of the said T.E. Jusan) intersects where the north boundary of the Shelby and Calera public road; thence run in a northwesterly direction, along said northern boundary of said public road, a distance of 100 feet; thence run in a northerly direction parallel with the said Jusan fence a distance of 117 feet to a point; thence turn an angel of 90 degrees to the right and a run a distance of 100 feet more or less to the said Jusan fence thence run in a southerly direction a distance of 117 feet more or less to the northern boundary of said public road and the point of beginning of the parcel herein described.

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS INSTRUMENT WAS FILED
15 SEP - 8 PM 3:20
REC. EX. & FILED AS SHOWN
J. C. FILE INDEXED OR
COUNT OF RECORDS

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 20th day of August, 1969.

WITNESS:

(Seal)

(Seal)

(Seal)

Bervall Maddox, Sr. (Seal)

Ludie B. Maddox (Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, Frank Head, a Notary Public in and for said County, in said State, hereby certify that Bervall Maddox, Sr. and Wife Ludie B. Maddox 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 20th day of August, A. D., 1969.

Frank Head
Notary Public.

799
PAGE
263
BOOK