

This instrument was prepared by

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(Name) Wallace & Ellis, Attorneys

(Address) Columbiana, Alabama

Form 1-16 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 \$7,990.22 paid in cash and the execution of a second mortgage to grantor in the amount of \$10,500.00 and the assumption of mortgage to Jefferson Federal Savings & Loan Association as hereinafter stated to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Reba L. Bray, a widow

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

L. O. Farris, Jr. and wife, Anita Y. Farris

(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 6, 7 and 8 in Block 4, Nickerson-Scott Survey, being a subdivision of a part of the E $\frac{1}{2}$  of SE $\frac{1}{4}$ , Section 35, and part of NW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 36, Township 20 South, Range 3 West, according to map as recorded in Map Book 3, page 34 in the Probate Office of Shelby County, Alabama.

As a part of the consideration hereof, grantees assume and agree to pay as the same shall become due the unpaid balance of the mortgaged indebtedness evidenced by mortgage from Charles Wellington Bray and wife, Reba L. Bray to Jefferson Federal Savings & Loan Association recorded in the Probate Office of Shelby County, Alabama in Mortgage Book 286, page 582 upon which grantor covenants the principal balance to be \$11,009.78.

STATE OF ALA. SHELBY CO.  
CERTIFY THIS  
INSTRUMENT WAS FILED  
1970 DEC 14 AM 11:22  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
Cons. of Probate  
IMAGE OF PROSTATE

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 12 day of December, 1970.

WITNESS:

(Seal)

(Seal)

(Seal)

Reba L. Bray  
(Reba L. Bray) (Seal)

(Seal)

(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 Reba L. Bray, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12 day of December, A. D., 1970.

Lance Brasher  
Notary Public.

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