

This instrument was prepared by

(Name) HEAD AND HEAD, ATTORNEYS AT LAW

(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 Love and Affection and One and No/100 (\$1.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Elder Frazier and wife, Janie Mae Frazier

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

Elder Frazier and wife, Janie Mae Frazier

(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:

All that part of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 15, Township 18 South, Range 1 East, that lies Southeast of the Bear Creek Highway right of way, EXCEPT that part sold to W. N. Finley as described in Deed Book 56 on page 26 and also EXCEPT that part, if any, sold to W. M. Bailey as described in Deed Book 56 on page 297 in Probate Office of Shelby County, Alabama, minerals and mining rights excepted.

19710505000017500 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/05/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 MAY -5 PM 3:36
U.C.C. FILE NUMBER 13
REC. BK. & PAGE AS SHOWN ABOVE
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, we have hereunto set OUR hand(s) and seal(s), this 5th day of ~~April~~ May, 1971.

WITNESS:

(Seal)

(Seal)

(Seal)

Elder Frazier (Seal)

Janie Mae Frazier (Seal)

(Seal)

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Elder Frazier and wife, Janie Mae Frazier whose name s 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 5th day of May, A. D., 1971.

Notary Public.