

This instrument was prepared by

(Name) Warren G. Findley

(Address) P.O. Box 175, Calera, AL 35040

Form 1-1-A Rev. 1-64

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-AMERICAN TITLE INSURANCE COMPANY, Birmingham, Alabama

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One thousand and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, C.P. Minor and wife, Betty F. Minor

(herein referred to as grantors) do grant, bargain, sell and convey unto Edgar L. Ellison and wife, Vera L. Ellison

(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:

Commencing at the Northwest corner of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 11, Township 24 North, Range 13 East; thence run South along the west line of said quarter-quarter section a distance of 774.20 feet to a point on the South side of a gravel road; thence continue South a distance of 147.7 feet to the point of beginning; thence run South 18 deg. 30 min. East a distance of 448.0 feet to a point on the North side of Shelby County Road No. 67; thence run South 55 deg. 13 Min. West along the approximate centerline of old Shelby Springs Road a distance of 183.8 feet to a point on said west side of quarter-quarter Section; thence run North along quarter-quarter section a distance of 530.1 feet to the point of beginning. This land being and lying in the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 11, Township 24 North, Range 13 East, Shelby County, Alabama.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 JUN -1 PM 8:31
UCC FILE NUMBER 02
EC. BK. 4 PAGE NO. 50 IN ABOVE
JUDGE 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 26th day of May, 1971.

WITNESS:

Warren G. Findley (Seal)

C.P. Minor (Seal)

Betty F. Minor (Seal)

Betty F. Minor (Seal)

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

Warren G. Findley

a Notary Public in and for said County, in said State.

hereby certify that C.P. Minor and wife, Betty F. Minor

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 on the day the same bears date.

Given under my hand and official seal this 26th day of May, A. D., 1971.

My commission expires 11-25-71

Warren G. Findley Notary Public.

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Shelby Cnty Judge of Probate, AL
06/01/1971 12:00:00 AM FILED/CERT