

4276

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

COUNTY

Know All Men By These Presents,

That in consideration of Four Hundred Twenty-five dollars DOLLARS

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

acknowledged we, James G. Minor and wife Ruby Minor

(herein referred to as grantors) do grant, bargain, sell and convey unto W. L. Austin
AND WIFE EMILY S AUSTIN

(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 County, Alabama to-wit:

Begin at the Northeast corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$, Section

2, T 28 S, R 4 W, South 160 feet, thence North 71 degrees 48 min. West

512 feet, thence due East 486 feet, to point of beginning.

Containing .89 acre more or less, all being in Township 28,

Range 4 West, Shelby County, Alabama.



19710803000031820 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 AUG -3 PM 2:08
U.C.C. FILE NUMBER 28
REC. BK. & PAGE AS SHOWN ABOVE
Confidential
JUDGE OF PROBATE

224
269
600A

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;

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 and seal, this 6

day of May, 19 71.

WITNESS:

James G. Minor
Ruby Minor

RETURN TO

BOOK

209 Page 225

James H. Minor

TO

M. J. Livingston

3408 5th St NW Bham

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

50
145
195
[Signature]

19710803000031820 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1971 12:00:00 AM FILED/CERT

LOUISVILLE TITLE INSURANCE
COMPANY
LOUISVILLE 1, KENTUCKY

State of

COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,
hereby certify that
whose name _____ signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 6th day of May A.D., 1971
[Signature]
Notary Public

State of

COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in
hereby certify that
whose name _____ signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this _____ day of _____ A.D., 19____

Notary Public

STATE OF ALA. SHELBY CO.
1 CERTIFICATE
INSTRUMENT RECORDED
1971 AUG - 3 12:08
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR
JUDGE OF PROBATE
A.D., 19

State of

COUNTY

Corporation Acknowledgment

I, _____, a Notary Public in and for said County in said State,
hereby certify that
whose name as _____ of
a Corporation, 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, he, as such officer and with full authority, executed
the same voluntarily for and as the act of said corporation.

Given under my hand, this the _____ day of _____ 19____

Notary Public