

This instrument was prepared by

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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 One Hundred and no/100----- DOLLARS

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

Howard R. Mooney, Sr. and wife, Iris E. Mooney

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

Iris June Hooks and , Luman Jamile Hooks

(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:

Commence at the southwest corner of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 14, Township 21 South, Range 2 West and run North 14 deg. 00 min. East (Magnetic Bearing) a distance of 470.50 feet to a point; thence turn an angle of 37 deg. 32 min. to the right and run North 51 deg. 32 min. East (Magnetic Bearing) a distance of 353.23 feet to the point of beginning on the Northeast 40 foot right of way of County Highway No. 26; thence turn an angle of 87 deg. 08 min. to the right and run in a southeasterly direction along the said 40 foot right of way of said Highway No. 26 a distance of 150.00 feet to a point; thence turn an angle of 99 deg. 10 min. to the left and run a distance of 200.00 feet to a point; thence turn an angle of 80 deg. 50 min. to the left and run a distance of 150.0 feet to a point; thence turn an angle of 99 deg. 10 min. to the left and run a distance of 200.0 feet to the point of beginning.

Said parcel of land is located in the SW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 14, Township 21 South, Range 2 West and contains 0.7 acre, more or less.

The Grantors herein reserve a life interest in and to the above described property.



19711228000054690 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/28/1971 12:00:00 AM FILED/CERT

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 15th

day of December, 1971

(Seal)
(Seal)
(Seal)

Howard R. Mooney Sr. (Seal)
Howard R. Mooney, Sr.

Iris E. Mooney (Seal)
Iris E. Mooney (Seal)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment

I, Martha S. Joiner, a Notary Public in and for said County, in said State, hereby certify that Howard R. Mooney, Sr. and wife, Iris E. Mooney 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 15th day of December, A. D., 1971.

Martha S. Joiner
Notary Public.