

This instrument was prepared by

(Name) Mrs. H. L. Brandenburg

(Address) Route # 1 Boxx 10-H Silurua, Alabama 35144

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 Five and No/100-----DOLLARS

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

Bessie M. Brandenburg and husband Homer L. Brandenburg
(herein referred to as grantors) do grant, bargain, sell and convey unto

Diane Brandenburg Seals and Bobby Joe Seals
(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 #1 and #2 of Sector Three of Fall Acres Subdivision, situated in the SE₄ of the NE₄ of Section 3, Township 21 South, Range 3 West, Alabaster, Shelby County, Alabama. This is recorded in the Probate Office of Shelby, County, in Map Book 5, page 79. These Lots are located in Block One..

Subject to Restrictions as follows:

" All lots are for residential purposes only, and dwellings shall have a minimum of 1,400 square feet in the main body of the house. No structures of a temporary nature, such as trailers, tents, shacks, basements, garages, or other outbuildings shall be used as a residence either temporarily or permanently" and this covenant shall attach to and run with the land.



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Shelby Cnty Judge of Probate, AL
02/10/1972 12:00:00 AM FILED/CERT

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FEB 10 1972
4:40
SHELBY COUNTY, ALA.
NOTARY PUBLIC
JAMES M. JONES

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 3rd day of February, 1972

WITNESS:

(Seal) Bessie M. Brandenburg (Seal)
(Seal) Homer L. Brandenburg (Seal)
(Seal) (Seal)

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgment

I, Virginia Johnson, a Notary Public in and for said County, in said State, hereby certify that Homer L. Brandenburg and wife Bessie M/ Brandenburg whose name is 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 3rd day of Feb. A. D., 1972

Virginia Johnson
Notary Public.

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