

pg. 15 8235

THIS INSTRUMENT WAS PREPARED BY:

LAND TITLE COMPANY OF ALABAMA
BIRMINGHAM, ALABAMA

(Name)Dora Ellen P. Phillips.....

(Address) ...3229 Lorna Road, Birmingham, Alabama 35216.....

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

SHELBY

County

That in consideration of Six Thousand & No/100 -----(\$6,000.00) ----- Dollars

to the undersigned grantor, J & M Development Corporation a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant bargain, sell and convey unto

Carlos H. Johnson and Wife Frances E. Johnson

(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

Lot 7, Block 2, according to the survey of Wooddale, as recorded in Map Book 5, Page 86, in the Probate Office of Shelby County, Alabama.



19720331000016640 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/31/1972 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 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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that is has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its *March 1972* PRESIDENT Carlos H. Johnson who is authorized to execute this conveyance, has hereto set its signature and seal, the the *9th* day of

ATTEST:

Secretary

J & M Development Corporation

By *[Signature]* President

STATE OF ALABAMA
NOTARY PUBLIC
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR INSTRUMENT WAS FILED
Recd 3/31/72 6:00 PM
MAR 31 - PM 11:54

State of Alabama

JEFFERSON

County

I, the undersign, *[Signature]*, a Notary Public in and for said county in said state, hereby certify that Carlos H. Johnson whose name as President of the J & M Development Corporation 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 and official seal, this the *9th* day of *March* 1972

Notary Public

BOOK 273 PAGE 495