

8247

This instrument was prepared by

(Name) Wallace and Ellis, Attorneys

(Address) Columbiana, Alabama

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 THOUSAND DOLLARS (\$1,000.00) PLUS OTHER GOOD AND VALUABLE CONSIDERATION DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Lucy Bailey, a single woman

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

A. J. Anderson and wife, Janet G. Anderson

(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 NW corner of the NE¹/₄ of the NW¹/₄ of Section 24, Township 22 S, Range 3 W, and go S 89° 53' E along the North boundary of said ¹/₄-¹/₄ section 150.00 feet to the point of beginning; thence continue along this line 1172.40 feet to the NE corner of said ¹/₄-¹/₄ section; thence S 2° 15' E for 1333.53 feet to the SE corner of said ¹/₄-¹/₄ section; thence N 89° 50' W for 918.34 feet; thence North 2° 26¹/₂' W for 823.00 feet; thence N 89° 50' W for 400.00; thence N 2° 26¹/₂' W for 35.20 feet; thence S 89° 53' E for 150.00 feet; thence N 2° 26¹/₂' W for 475.00 feet to the point of beginning, containing 31.2 acres.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Reed J. J. 1:00
1972 MAR 31 PM 4:01
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Conrad M. J. 1:00
JUDGE OF PROBATE

19720331000016770 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 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, I have hereunto set my hand(s) and seal(s), this 30th day of March, 1972.

WITNESS:
Janet G. Anderson (Seal)
Lucy Bailey (Seal)
(Seal) (Seal)
(Seal) (Seal)

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STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lucy Bailey whose name 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of March, A.D. 1972.

Janet G. Anderson
Notary Public.
My Commission expires 11-2-75