

This instrument was prepared by

(Name) Karl C. Harrison
Attorney at Law
(Address) Columbiana, Ala. 35051

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 **Fifty-five Hundred Dollars and other good and valuable consideration** ~~DOLLARS~~

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

Michael R. Perritt and wife, Betty Ann/G. Perritt

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

Michael S. Burke and Susan A. Burke

(herein referred to as GRANTEEES) 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 southeast corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 23, Township 20 South, Range 3 West, run thence in a westerly direction along the south line of said quarter-quarter section for a distance of 535.83 feet; thence turn an angle to the right of 88 deg. 20 min. 19 sec. and in a northerly direction for a distance of 426.36 feet to the point of beginning; from the point of beginning thus obtained, thence continue along last described course for a distance of 88 feet; thence turn an angle to the right of 57 deg. 52 min. and in a northeasterly direction for a distance of 161.64 feet; thence turn an angle to the right of 81 deg. 24 min. and in a southeasterly direction for a distance of 152.06 feet; thence turn an angle to the right of 90 deg. (said angle being measured from last described course to the tangent of the following described course, said course being situated on a curve concave to the left having a central angle of 36 deg. 42 min. and a radius of 124.89 feet); thence along the arc of said curve to the left in a southwesterly direction for a distance of 80 feet; thence turn an angle to the right of 79 deg. 59 min. (said angle being measured from the tangent of last described course to the following course) and run in a westerly direction for a distance of 195.90 feet to the point of beginning.

Situated in Shelby County, Alabama.

Being the same property conveyed by Grady King and wife, to the Grantors by deed dtd. 1-6-71, filed in Probate Office, Shelby Cty., Ala., in D.Bk. 265, Page 568.

TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, 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 25th
day of **May**, 19 **72**.

WITNESS:

(Seal)

(Seal)

(Seal)

Michael R. Perritt (Seal)

Betty Ann Perritt (Seal)
Betty Ann G. Perritt (Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

1972052900027380 1/2 \$0.00
Shelby Cnty Judge of Probate, AL
05/29/1972 12:00:00 AM FILED/CERT

General Acknowledgment

I, **Michael R. Perritt and wife, Betty Ann/G. Perritt**, a Notary Public in and for said County, in said State, hereby certify that **Michael R. Perritt and wife, Betty Ann/G. Perritt**, whose name **S** 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 **25th** day of **May**, A. D. 19 **72**.

Joe Lloyd Davis

Notary Public

2012 35TH AND AVENUE NORTH
RETURN TO BIRMINGHAM ALA

TO

W A R R A N T Y D E E D
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

5.50
145
6.95



19720529000027380 2/2 \$ 0.00
Shelby Cnty Judge of Probate, AL
05/29/1972 12:00:00 AM FILED/CERT

\$18,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

RECEIVED
TITLE INSURANCE CORP.
BIRMINGHAM, ALA.
JULY 1, 1972
19720529000027380
145
6.95
BOOK
274 PAGE 476

THIS FORM FROM
LAWYERS TITLE INSURANCE CORP.
Title Insurance
BIRMINGHAM, ALA.