

This instrument was prepared by

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

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Shelby Cnty Judge of Probate, AL
10/06/1972 12:00:00 AM FILED/CERT

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James G. Bohanon and wife, Florence Bohanon

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

George A. Green and Flora M. Green

(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 Section 24, Township 21 South, Range 1 West and run east along the South boundary of said section a distance of 218.75 feet to the Southwest corner of the J. W. McGiboney lot; thence continue East along said South boundary a distance of 138.26 feet; thence turn an angle of 90 deg. to the left and run in a Northerly direction a distance of 68.02 feet to the point of beginning; thence turn an angle of 81 deg. 19 min. to the right and run a distance of 88.85 feet to a point; thence turn an angle of 101 deg. to the left and run a distance of 98 feet, more or less, to the center of a ditch and the South line of the Luther McGiboney lot; thence run Southwesterly along said ditch a distance of 63 feet; thence run South along the East line of Bohannon lot, as described in Deed Book 272, page 328, recorded in the Probate Office of Shelby County, Alabama, a distance of 89 feet, more or less, to the point of beginning; located in the SW $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 24, Township 21 South, Range 1 West

This deed is executed for curative purposes.

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 6th day of October, 1972.

WITNESS:

(Seal)

(Seal)

(Seal)

James G. Bohanon (Seal)
Florence Bohanon (Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

Martha S. Joiner, a Notary Public in and for said County, in said State, hereby certify that James G. Bohanon and wife, Florence Bohanon 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 6th day of October, A. D., 1972.

Martha S. Joiner
Notary Public.