

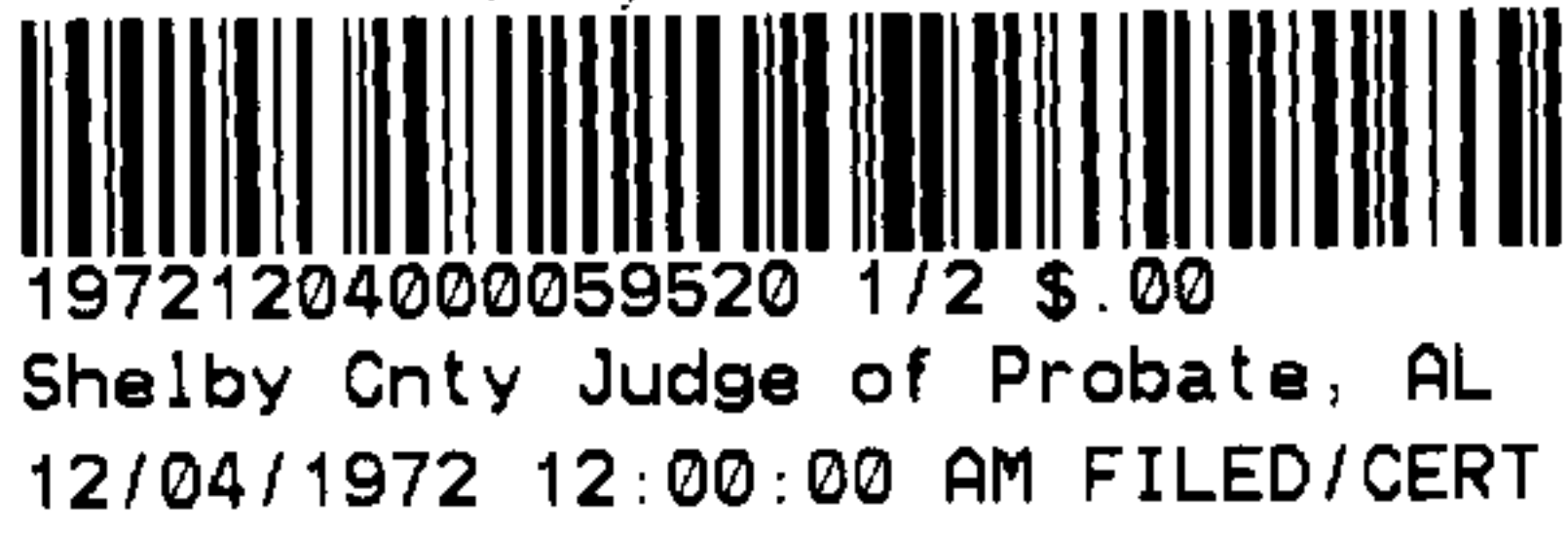
This instrument prepared by Charles A. J. Beavers, 702 Jefferson Federal Bldg., Birmingham, Ala.

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

SHELBY COUNTY

Know All Men By These Presents,



That in consideration of Thirty Thousand and no/100----- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~xx~~, I, J. B. Davis, as Executor of the Estate of John R. Davis, deceased (herein referred to as grantors) do grant, bargain, sell and convey unto

Carroll E. Cox and wife, Betty J. Cox

(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:

All that part of the SE $\frac{1}{4}$ of NE $\frac{1}{4}$ lying westerly of U. S. Highway 231 and all that part of the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ lying westerly of U. S. Highway 231, less and except 5 acres heretofore conveyed to George Earl Self, Section 35, Township 18 South, Range 2 East ALSO:

The South one-half of the SW $\frac{1}{4}$ of NE $\frac{1}{4}$; the NW $\frac{1}{4}$ of SE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of SW $\frac{1}{4}$, all in Section 35, Township 18 South, Range 2 East. Minerals and mining rights excepted.

It is intended hereby to convey all of the lands comprising the estate of John R. Davis, deceased which lie westerly of U. S. Highway 231 in said Section 35.

Subject to current taxes and existing rights of way. Also subject to easements to Alabama Power Company recorded in Deed Book 250, Page 189 in the Probate Office of Shelby County, Alabama.

John R. Davis, a/k/a J. R. Davis, Jr. and John Robert Davis, Jr., died on the 1st day of January, 1971 in St. Clair County, Alabama, and Bessie A. Davis died on the 26th day of January, 1970 in Jefferson County, Alabama. The estate of said John R. Davis is presently being administered in the Probate Court of Shelby County, Alabama, and this conveyance is executed pursuant to the powers granted the executor under said Last Will and Testament.

Mineral and mining rights are excepted as to all of the above property.

\$20,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 (~~wx~~) do, for myself (~~xxxxxx~~) and for my (~~xxx~~) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (~~wxxxx~~) lawfully seized in fee simple of said premises; that they are free from all encumbrances: except as set forth hereinabove;

that I (~~wx~~) have a good right to sell and convey the same as aforesaid; that I (~~wx~~) will and my (~~xxx~~) 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 and seal, this 1st day of December, 19 72 .

WITNESS:

J.B. Davis as Executor
J. B. Davis, as Executor of the Estate of John R. Davis, deceased

Return to: St. Clair County, Ala. P.O. Box 702

RETURN TO

At Court of General
1930 - 1st Ave N
Chas. Pease City
TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

This form furnished by
ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

10.20
1.45
11.45

LOUISVILLE TITLE INSURANCE
COMPANY

P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201

19721204000059520 2/2 \$.00
Shelby Cnty Judge of Probate, AL
12/04/1972 12:00:00 AM FILED/CERT

State of ALABAMA
COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that J. B. Davis, whose name as Executor of the Estate of John R. Davis, deceased
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 he, in/ his capacity as such Executor
on the day the same bears date. executed the same voluntarily

Given under my hand and official seal this 1st day of December A.D., 1972
Rinda N. Hallman
Notary Public

State of
COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State,
hereby certify that
whose name signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this day of A. D., 19
Notary Public

State of
COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State,
hereby certify that
whose name as of
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, this the day of 19
Notary Public