

This instrument prepared by:
Name: Fred L. McDaniel
Address: Highway 31 South
Morgan Building

LAND TITLE COMPANY OF ALABAMA
BIRMINGHAM, ALABAMA

WARRANTY DEED, JOINT GRANTEES WITH SURVIVORSHIP



Shelby Cnty Judge of Probate, AL
01/11/1973 12:00:00 AM FILED/CERT

2331

STATE OF ALABAMA }
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$7,500 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Fred L. McDaniel and wife, Eleanor W. McDaniel

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

James W. Dixon and wife, Melba Joy Dixon

(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:

Lot 5 in Block 5 according to the Survey of Indian Hills, Second
Sector, as recorded in Map Book 4 on page 91 in Probate Office
of Shelby County, Alabama.

BOOK 278 PAGE 168

STATE OF ALABAMA, SHELBY CO.
NOTARY PUBLIC
INSTRUMENT WAS FILED
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REC. BK. & PAGE AS SHOWN ABOVE
David Phillips
Notary Public

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 10th
day of July, 1972.

WITNESS:

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }
COUNTY }

General Acknowledgment

I, Dora Ellen P. Phillips, a Notary Public in and for said County, in said State,
hereby certify that above signed Fred L. McDaniel and wife Eleanor W. McDaniel
whose name Dora 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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 10 day of July, A. D., 1972

Dora Ellen P. Phillips
Notary Public.