

This instrument was prepared by

(Name) Betty Nolan as an employee of Jackson Company

(Address) 100 Office Park Drive, Birmingham, Alabama 35223

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama



19730115000002010 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/15/1973 12:00:00 AM FILED/CERT

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

See Mtg 328-172

That in consideration of Forty Two Thousand Four Hundred and no/100 (\$42,400.00)-----DOLLARS

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

Carlos H. Johnson and wife Frances Elaine Johnson

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

Michael Edward Ford and wife Linda Ford

(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 8, Block 2, according to the survey of Wooddale, as recorded in Map Book 5, page 86, in the Probate Office of Shelby County, Alabama.

Subject to: 1. Ad valorem taxes for the year 1973.

2. Easement and building line as shown by recorded map.

3. Easement to Alabama Power Company and Southern Bell Telephone and Telegraph Company as shown by instrument recorded in Vol. 273, Page 63, in the Probate Office of Shelby County, Alabama.

4. Oil, Gas, Petroleum and Sulphur as shown by instrument recorded in Vol. 127, Page 140 in the said Probate Office.

5. Right of way to Alabama Power Company as shown by instruments recorded in Vol. 101, Page 500 and Vol. 101 Page 569, in said Probate Office.

6. Restrictions contained in Vol. 272, Page 85, in the said Probate Office.

7. Amendment to restrictions recorded in Book 2 page 390 in said Probate Office.

\$42,400.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
ON JAN 15 AM 10:02
1973
See Mtg 328-172

J.C.C. FILE NUMBER OR
BOOK & PAGE AS SHOWN ABOVE
Consolidated
JUDGE OF PROBATE

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 January, 1973

WITNESS

278 PAGE
BOOK 2
J. J. Abraham (Seal)

J. J. Abraham (Seal)

(Seal)

Carlos H. Johnson (Seal)

Frances Elaine Johnson (Seal)

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Carlos H. Johnson and wife Frances Elaine Johnson

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 10th day of January A. D., 1973

Agnes S. Hubs

Notary Public.