

This instrument was prepared by
(Name) Karl C. Harrison

(Address) Columbiana, Alabama

19730122000002740 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/22/1973 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 Eight Thousand and no/100 DOLLARS

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

Ralph Lucas and wife, Joyce Lucas
(herein referred to as grantors) do grant, bargain, sell and convey unto

Marvin Eugene Hall and Mary L. Hall
(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:

Commencing at a point where the southern boundary of the Calera-Centreville Highway (Alabama Highway No. 25) intersects the western boundary of the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 3, Township 24, Range 12 East, run thence south along said western boundary 300 feet to the point of beginning; thence run in an easterly direction parallel with the southern boundary of said Highway a distance of 150 feet; thence run south parallel with said western boundary of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$ a distance of 100 feet; thence run west parallel with said southern boundary of said Highway 150 feet to the western boundary of said SW $\frac{1}{4}$ of NE $\frac{1}{4}$; thence run north along said western boundary to the point of beginning.

STATE OF ALABAMA
SHELBY COUNTY
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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 18 day of January, 1973

WITNESS:
(Seal) Ralph Lucas (Seal)
(Seal) Joyce Lucas (Seal)

BOOK 278 PAGE 812
STATE OF ALABAMA }
Shelby COUNTY }
I, Betty A. Crawford, a Notary Public in and for said County, in said State, hereby certify that Ralph Lucas and wife, Joyce Lucas 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 18th day of January, A. D., 1973
Betty A. Crawford
My Commission Expires July 27, 1974 Notary Public.