

3697

This instrument was prepared by Karl C. Harrison, Attorney at Law
Columbiana, Alabama 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of One and no/100 Dollars to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Emma Susan Dickerson, a widow, William Curtis Dickerson and wife, Hilda Dickerson, Jimmie D. Kent, a widow, Doris Ira D. Browning, a widow, Norma D. Callihan and husband, Mark Callihan, Estelle D. Shanahan, divorced, Howard Carl Dickerson and wife, Mildred Dickerson, Eugene D. Dickerson and wife, Beulah Dickerson, Festine D. Young and husband, Alton Young, Eva D. Mooney and husband, Howard Mooney, Jr., Terra D. Holcombe and husband, Leslie Holcombe, except Jan Iris Dickerson, a minor and unmarried, being the sole and surviving heirs at law of W. W. Dickerson, deceased (herein referred to as grantors) do grant, bargain, sell and convey unto Rosa D. Kendrick and husband, M. A. Kendrick (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:

The West 14 acres of the North 24 acres of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 2, Township 20, Range 2 West. Also 10 acres of the S $\frac{1}{2}$ of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 20, Range 2 West, described as follows: From the Northeast corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 20, Range 2 West run due South 792 feet to the point of beginning. Continue South 330 feet; thence due West 1320 feet; thence North 330 feet; thence East 1320 feet to the point of beginning.

Also a tract of land located in the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 2 Township 20, Range 2 West more particularly described as follows: From the NW corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 20, Range 2 West run South along the West boundary line of the said SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 2, Township 20, Range 2 West for a distance of 215.4 feet more or less to a point on the South R/O/W line of the Seaboard Coastline Railroad, said point being the point of beginning of the tract herein described. Continue South for a distance of 451 feet; thence turn an angle of 62 deg. 10 min. to the right and run a distance of 546 feet; thence turn an angle of 76 deg. 40 min. to the right and run for a distance of 322 feet more or less to a point on the South boundary line of the Seaboard Coastline Railroad R/O/W; thence run in an Easterly direction along the South R/O/W of the Seaboard Coastline Railroad to the point of beginning. This tract of land being located in the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 2, Township 20, Range 2 West and containing 5.1 acres more or less.

This property being parts of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ and the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 2, Township 20 Range 2 West and containing 29 acres, more or less.

EXCEPTING Right of way of Simmsville Highway and Right of Way of Seaboard Coastline Railroad.



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Shelby Cnty Judge of Probate, AL
03/08/1973 12:00:00 AM FILED/CERT

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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 we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 hands and seals, this 23rd day of February, 1972.

Emma Susan Dickerson (SEAL)
Emma Susan Dickerson

William Curtis Dickerson (SEAL)
William Curtis Dickerson

Hilda Dickerson (SEAL)
Hilda Dickerson

Doris Ira Browning (SEAL)
~~James D. Kent~~ Doris Ira Browning

Jimmie D. Kent (SEAL)
~~Doris Ira D. Browning~~ Jimmie D. Kent

Norma D. Callihan (SEAL)
Norma D. Callihan

Mark Callihan (SEAL)
Mark Callihan

Estelle D. Shanahan (SEAL)
Estelle D. Shanahan

Howard Carl Dickerson (SEAL)
Howard Carl Dickerson

Mildred Dickerson (SEAL)
Mildred Dickerson

Eugene D. Dickerson (SEAL)
Eugene D. Dickerson

Bulah Dickerson (SEAL)
Bulah Dickerson

Festine D. Young (SEAL)
Festine D. Young

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BOOK

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Shelby Cnty Judge of Probate, AL
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19730308000012940 3/5 \$.00
Shelby Cnty Judge of Probate, AL
03/08/1973 12:00:00 AM FILED/CERT

Alton Young (SEAL)
Alton Young
Eva D. Mooney (SEAL)
Eva D. Mooney
Howard Mooney, Jr. (SEAL)
Howard Mooney, Jr.
Terra D. Holcombe (SEAL)
Terra D. Holcombe
Leslie Holcombe (SEAL)
Leslie Holcombe

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, T. F. Jones, a Notary Public in and for said County, in said State, hereby certify that Emma Susan Dickerson, a widow, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of March, 1972.

T. F. Jones
Notary Public

STATE OF WASHINGTON

STEVENS COUNTY

General Acknowledgment

I, A. R. Miller, a Notary Public in and for said County, in said State, hereby certify that William Curtis Dickerson and wife, Hilda Dickerson, 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 22 day of Sept, 1972.

A. R. Miller
Notary Public

STATE OF SOUTH CAROLINA

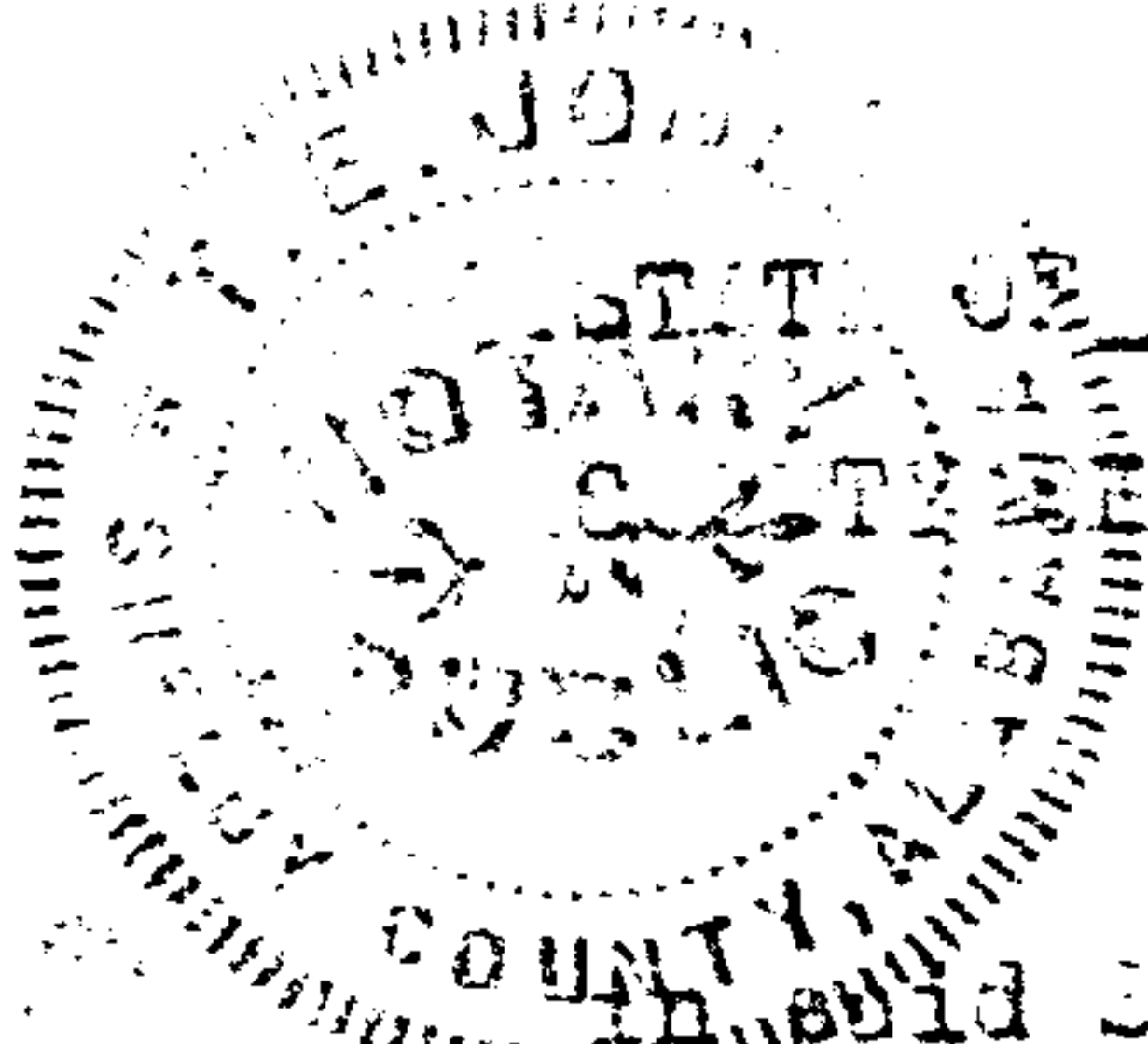
CHAS. COUNTY

General Acknowledgment

I, JANICE L. FRY, a Notary Public in and for said county, in said State, hereby certify that Jimmie D. Kent, a widow 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24 day of MARCH, 1972.

Janice L. Fry
Notary Public
NOTARY PUBLIC FOR SOUTH CAROLINA
My Commission expires June 4, 1981



STATE OF ALABAMA
COUNTY OF SHELBY

I, T. F. Jones

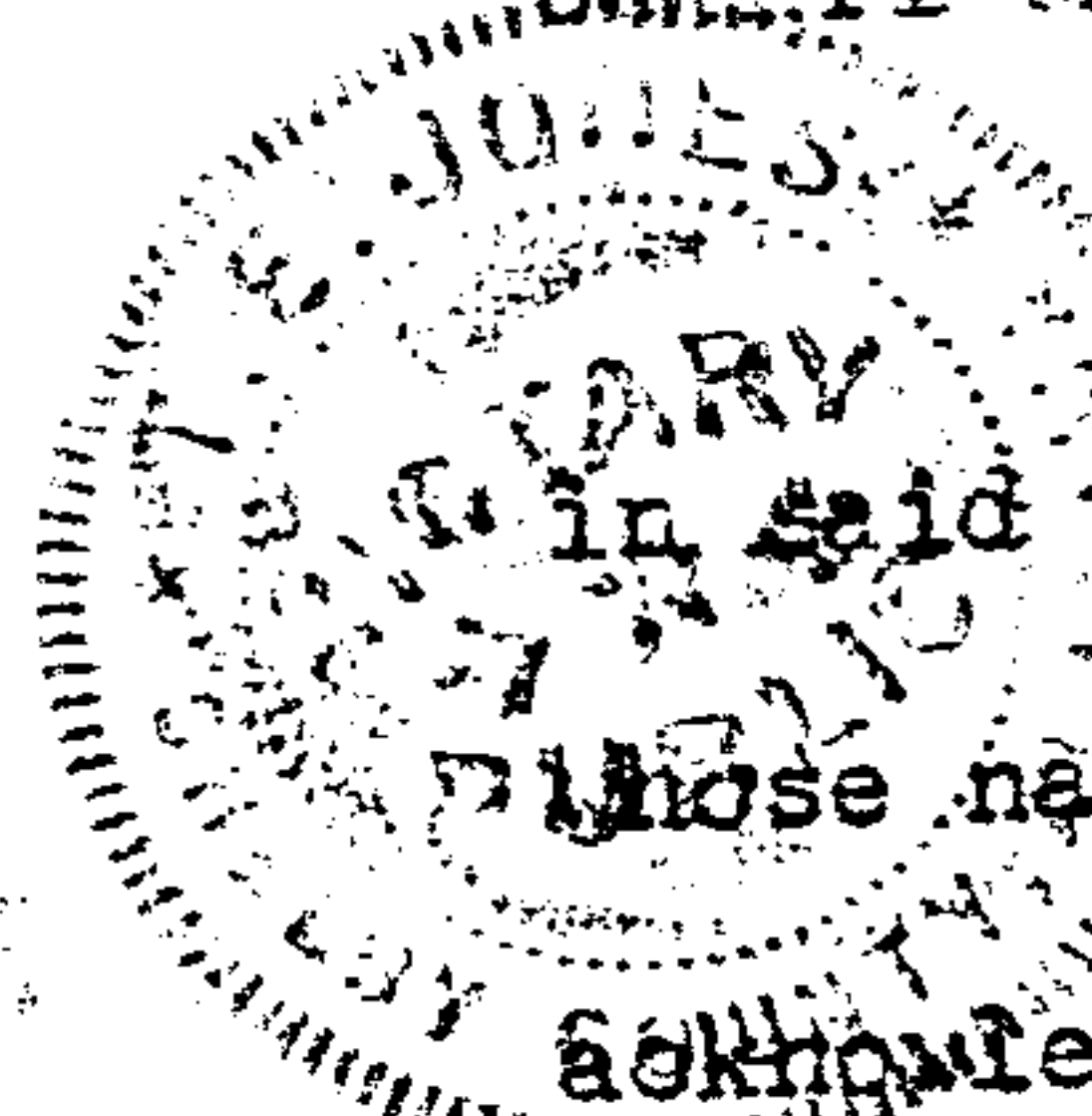
a Notary Public in and for said County

do hereby certify that Eugene D. Dickerson and wife, Beulah
Dickerson
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 4th day of March 19 72.

T. F. Jones
Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY



I, T. F. Jones

, a Notary Public in and for said County

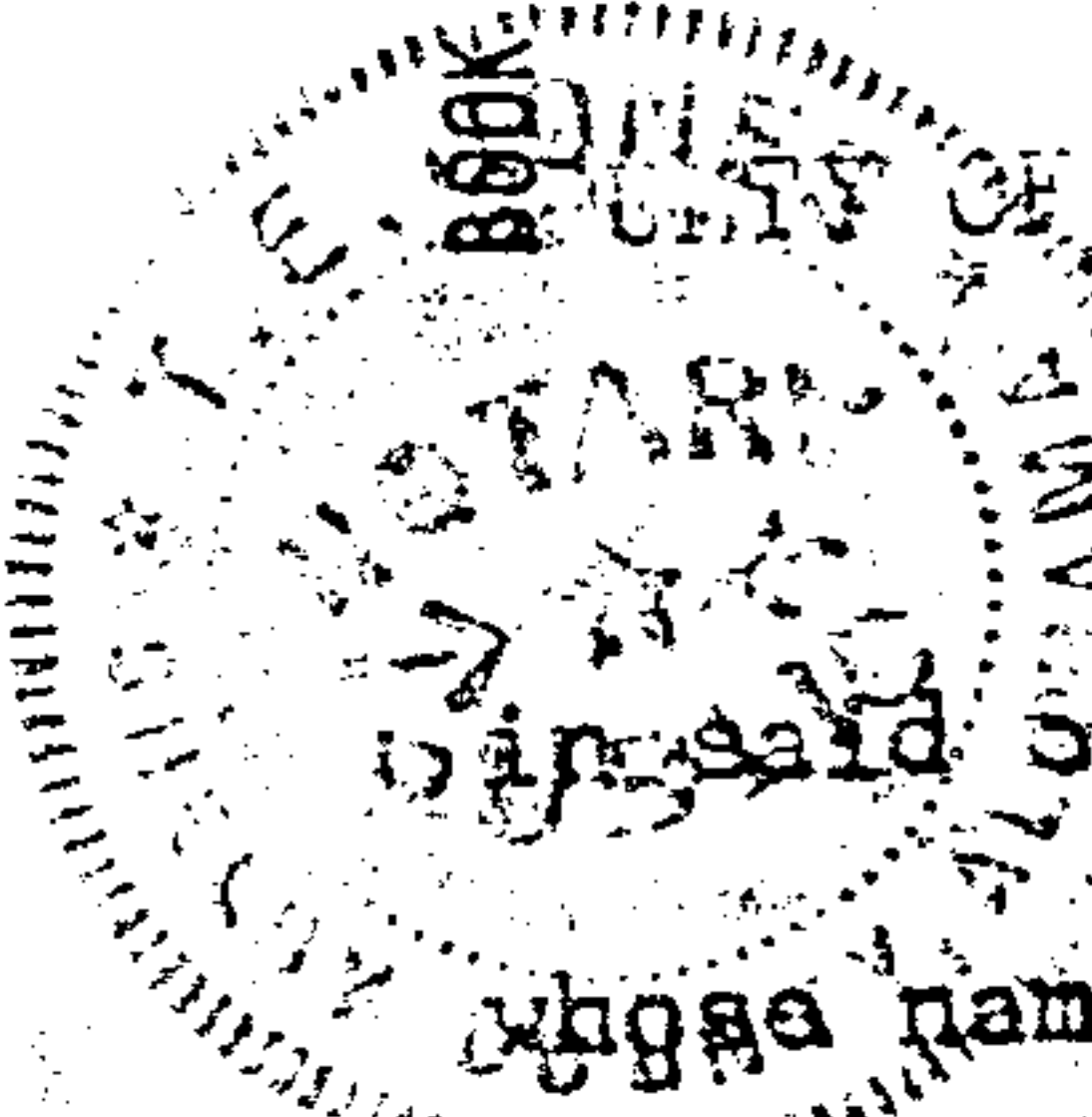
do hereby certify that Festine D. Young and husband, Alton Young
whose names are signed to the foregoing conveyance and who are known to me,
acknowledged before me on this day, that, being informed of the contents of the
conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 2nd day of March 19 72.

T. F. Jones
Notary Public

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STATE OF ALABAMA
COUNTY OF SHELBY



I, T. F. Jones

, a Notary Public in and for said County

do hereby certify that Eva D. Mooney and husband, Howard Mooney
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 8th day of March 19 72.

T. F. Jones
Notary Public

STATE OF North Carolina
SH Y COUNTY

Commission Expires March 6, 1975

I, Dorothy S. Burgess, a Notary Public in and for said County

do hereby certify that Terra D. Holcombe and husband, Leslie
Holcombe
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 17 day of May 19 72.

Dorothy S. Burgess
Notary Public

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Shelby Cnty Judge of Probate, AL
03/08/1973 12:00:00 AM FILED/CERT

STATE OF OKLAHOMA

COUNTY OF Oklahoma

I, E. E. Jones

a Notary Public in and for said County

in said State, hereby certify that Doris Ira D. Browning, a widow
is
whose ~~names~~ 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
she
conveyance, ~~they~~ executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13 day of Oct 19 72.

E. E. Jones
Notary Public

ALABAMA

SHELBY

T. E. Jones

, a Notary Public in and for said County

in said State, hereby certify that Norma D. Callihan and husband, Mark
Callihan
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 2nd day of March 19 72.

T. E. Jones
Notary Public

STATE OF ALABAMA

COUNTY OF SHELBY

I, Dorothy Cannady

a Notary Public in and for said County

in said State, hereby certify that Estelle D. Shanahan, divorced
is
whose ~~names~~ signed to the foregoing conveyance, and who ~~are~~ known to me,
acknowledged before me on this day, that, being informed of the contents of
she
the conveyance, ~~they~~ executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of February 19 72.

Dorothy Cannady
Notary Public

STATE OF ALABAMA

~~XXXXXX~~ COUNTY OF JEFFERSON

I, PEGGY D. YORK

, a Notary Public in and for said County

in said State, hereby certify that Howard Carl Dickerson and wife, Mildred
Dickerson
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.