

Lawyers Title Insurance Corporation

BIRMINGHAM, ALABAMA

3904

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

See mtg 329-534

That in consideration of Fifteen Thousand and no/100-----Dollars

to the undersigned grantor, Fitzgerald Associates, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Judge P. Brackin, Jr. and Ann M. Brackin

(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:

Commence at the northeast corner of NW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 19, Township 22 South, Range 3 West and go south 3 deg. 25 min. east along the east boundary of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 26.94 feet to the south boundary of Shelby County Highway No. 10; thence south 88 deg. 05 min. west along this boundary 30 feet to the point of beginning; thence continue along this line for 275.75 feet; thence south 4 deg. 25 min. east for 434.90 feet; thence north 88 deg. 14 min. east for 267.45 feet; thence north 3 deg. 25 min. west for 435 feet to the point of beginning, containing 2.7 acres.

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19730315000014490 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/15/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Rec'd Jay 5:00
1973 MAR 15 PM 12:59
U.C.C. FILE NUMBER 98
CER. 44114490

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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12 day of March 1973

ATTEST:

Jim L. Johnson
Secretary

Fitzgerald Associates, Inc.
By *E. G. Fitzgerald*
President

STATE OF Alabama }
COUNTY OF Jefferson }

I, Ernestine Chapple a Notary Public in and for said County in said State, hereby certify that E. G. Fitzgerald whose name as President of Fitzgerald Associates, Inc. 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 and official seal, this the 12th day of March

Ernestine Chapple
Notary Public