

This instrument was prepared by

(Name) James H. Faulkner, Attorney At Law

(Address) P. O. Box 5, Montevallo, Alabama 35115

Form 1-1-5 Rev. 1-66

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

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Dollars (\$5.00) DOLLARS
and other valuable consideration

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

Estelle Edwards, a widow

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

James H. Edwards and wife, Georgia Mae Edwards

(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:

Parcel 1

W $\frac{1}{2}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 20, Township 24, North, Range 12 East

Parcel 2

5 Acres of land described as follows:

Begin at the Northeast corner of the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 18, Township 24 North, Range 12 East, Shelby County, Alabama, thence run West 313 $\frac{1}{2}$ feet, thence South 696 feet, thence East 313 $\frac{1}{2}$ feet, thence North 696 feet to the point of beginning, containing 5 acres more or less

The Grantor herein hereby reserves a life interest in the property herein conveyed to Grantees as a place of abode for as long as she lives.



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Shelby Cnty Judge of Probate, AL
04/06/1973 12:00:00 AM FILED/CERT

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, I have herunto set my hand(s) and seal(s), this 15th day of November, 1969.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
WAS FILED ON
April 6, 1973 1 P.M.
RECORDED & S. T. G. TAX
& \$ 2.50 DEED TAX HAS BEEN
PD. CN T. INSTRUMENT.

Estelle Edwards (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

James H. Faulkner
JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Estelle Edwards, 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 15th day of November, A. D., 1969

James H. Faulkner
Notary Public.
State of Ala.

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