

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

See 1879 330 - 283

4772

That in consideration of --Forty-six Thousand and no/100----(\$46,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we, Donald E. Wilson and wife, Alleen Wilson

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

James Richard Ramey, III and wife, Doris S. Ramey

(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 3, in Block 4, according to the survey of Indian Valley First Sector as recorded in Map Book 5, page 43 in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to:

1. A 35 foot building set back line as shown by record plat.
2. Easements over the Northwesternly 10 ft. of subject property for public utilities.
3. Restrictions, conditions and limitations in Deed Book 258, page 257.
4. Easements to Ala. Power Co. in Deed Book 102, page 53, Deed Book 102, page 55, Deed Book 111, page 266, Deed Book 119, page 297 and Deed Book 129, page 565.
5. Easements to Ala. Power Co. and Sou. Bell T & T Co. in Deed Book 265, page 458.
6. Mineral and mining rights excepted in Vol.181, page 385.

\$45,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.



19730416000020620 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
04/16/1973 12:00:00 AM FILED/CERT

BOOK 279 PAGE 672

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: except as above set forth;

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 hands and seal s, this 13th day of April, 19 73 .

WITNESS:

[Signature]  
[Signature]

[Signature]  
Donald E. Wilson  
[Signature]  
Alleen Wilson



CHARLES A. J. BEAVERS  
702 Jefferson Boulevard  
BIRMINGHAM, ALA. 35203

RETURN TO

TO

STATE OF ALA., SHELBY CO  
I CERTIFY THIS INSTRUMENT  
WAS FILED ON

April 16 1973 9AM

WARRANTY DEED  
JOINTLY FOR LIFE WITH REMAINDER  
TO SURVIVOR

This form furnished by

ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203



19730416000020620 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
04/16/1973 12:00:00 AM FILED/CERT

LOUISVILLE TITLE INSURANCE  
COMPANY

P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201

1.00  
2.15  
3.15

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgment \$1.00 DEED TAX HAS BEEN  
PD. ON THIS INSTRUMENT.

Conrad M. Fowler  
a Notary Public in and for said County, in said State,  
JUDGE OF PROBATE

I, the undersigned  
hereby certify that Donald E. Wilson and wife, Alleen Wilson  
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 13th day of April

A. D., 19 73.

Charles J. Beavers  
Notary Public

State of

COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State,  
hereby certify that  
whose name signed to the foregoing conveyance, and who known to me, acknowledged before  
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this day of

A. D., 19

Notary Public

State of

COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State,  
hereby certify that  
whose name as of  
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, this the day of

19

Notary Public