

This instrument was prepared by

(Name) WALLACE, ELLIS & FOWLER, Attorneys

(Address) Columbiana, Alabama 35051

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 TEN DOLLARS Plus the assumption of hereinafter described mortgage DEEDS

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

A. C. Crocker and wife, Lillian Crocker

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

B. C. Crocker and wife, Hattie B. Crocker

(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 East 130 feet of the following described property: Part of the SW 1/4 of NE 1/4 of Section 2, Township 22 South, Range 3 West, described as follows: Begin at the NE corner of a 1 acre lot belonging to J. C. Baird as described in Deed Book 132, page 270 and run East in a continuation of North line of the Baird lot 210 feet; thence South to the North right of way line of the Columbiana-Tuscaloosa Road; thence West along the North line of said road 210 feet to East line of Baird lot; thence North along East line of Baird lot to the point of beginning.

As a part of the consideration for this conveyance grantees assume responsibility for paying \$12,000.00 principal plus interest thereon of the larger mortgage being this date executed by grantors in favor of Anniston Production Credit Association.

BOOK 282 PAGE 6



19730807000044550 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/07/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1973 AUG -7 PM 2:14
U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
Counsel
JUDGE OF PROBATE

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 7th day of August, 19 73.

WITNESS:

(Seal) AC Crocker (Seal)
(Seal) Lillian Crocker (Seal)
(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that A. C. Crocker and wife, Lillian Crocker 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 7th day of August, A. D., 19 73.

Frank Allen
Notary Public.