

This instrument was prepared by

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(Address) Columbiana, Alabama

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 One DOLLARS

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

E. H. Bentley and wife, Era Bentley

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

Erskine R. Bentley and Lois W. Bentley

(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 the SE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 24, Township 21 South, Range 1 West, thence run west along the north line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 454.87 feet to the point of beginning of the lot being conveyed; thence continue west along the north line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 140.53 feet to the northeast corner of former Henry Moon lot; thence turn an angle of 90 deg. to the left and run south and along said east line of Moon lot 215.00 feet; thence run east and along the north line of the Walker lot a distance of 134.21 feet, more or less, to the west line of the grantees' property; thence run north along the west line of grantees' property to the point of beginning.

Also commence at the NE corner of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 24, Township 21 South Range 1 West and run thence South 548.23 feet to the point of beginning; thence turn an angle of 88 deg. 0 min. to the left and run Easterly along the South line of the Grantee's lot a distance of 177.11 feet to the West R/O/W line of Alabama Highway 25; thence run Southerly along the West R/O/W line of said Alabama Highway 25 a distance of 40.12 feet to the NE corner of E. H. Bentley's property; thence turn an angle of 76 deg. 10 min. to the right and run Westerly to the East line of the SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 24; thence run North along said East $\frac{1}{4}$ - $\frac{1}{4}$ line to the point of beginning. Being situated in the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of said Section 24, Township 21 South, Range 1 West.



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Shelby Cnty Judge of Probate, AL
10/09/1973 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, we have hereunto set our hand(s) and seal(s), this 30th day of July, 1971

WITNESS:

(Seal)

E. H. Bentley

(Seal)

(Seal)

Era Bentley

(Seal)

(Seal)

Era Bentley

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, Martha B. Joiner, a Notary Public in and for said County, in said State, hereby certify that, E. H. Bentley and wife, Era Bentley

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 30th day of July, A. D., 1971

Martha B. Joiner

Notary Public.