

This instrument was prepared by Harrison and Conwill, Attorneys at Law
Columbiana, Alabama 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

2684

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Ten and no/100 Dollars to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Geraldine A. Foster and husband, James Henry Foster; Eunice A. Remes and husband, Floyd Remes; Laveral A. Marler and husband, Joe Marler; Edson J. Abbott and wife, Jewel Abbott; Embry Abbott and wife, Bulah Abbott; Edgar Abbott and wife, Helen Abbott; Roy L. Abbott, a widower; Ruth Northcutt, a widow; and Vera Brown and husband, C. W. Brown (herein referred to as grantors) do grant, bargain, sell and convey unto Aaron C. Abbott and Judith E. Abbott (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:

A tract of land containing three acres, more or less, in the NW $\frac{1}{4}$ of NE $\frac{1}{4}$, of Section 28, Township 19, Range 2 East, and more particularly described as follows:

Beginning at point of intersection of North line of Atlanta, Birmingham and Atlantic Railroad right-of-way and west line of public road leading from Harpersville to Sterrett; thence running along said railroad right-of-way in a westerly direction 375 feet; thence at right angles thereto in a northerly direction 348 $\frac{1}{2}$ feet; thence parallel to said right-of-way in an easterly direction 375 feet to said public road; thence along said public road in a southerly direction 348 $\frac{1}{2}$ feet to point of starting.

The above mentioned grantees and grantors constitute all the heirs at law and next of kin of R. A. Abbott and Nancy J. Abbott, both deceased.

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 we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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.



19731220000068160 1/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT

BOOK 284 PAGE 464

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this

25th day of November, 1973.



19731220000068160 2/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT

Geraldine A. Foster (Seal)
Geraldine A. Foster

James Henry Foster (Seal)
James Henry Foster

Eunice A. Remes (Seal)
Eunice A. Remes

Floyd Remes (Seal)
Floyd Remes

Laveral A. Marler (Seal)
Laveral A. Marler

Joe Marler (Seal)
Joe Marler

Edson J. Abbott (Seal)
Edson J. Abbott

Jewel F. Abbott (Seal)
Jewel Abbott

Embry Abbott (Seal)
Embry Abbott

Bulah Abbott (Seal)
Bulah Abbott

Edgar Abbott (Seal)
Edgar Abbott

Helen Abbott (Seal)
Helen Abbott

Roy L. Abbott (Seal)
Roy L. Abbott

Ruth Northcutt (Seal)
Ruth Northcutt

Vera Brown (Seal)
Vera Brown

C. W. Brown (Seal)
C. W. Brown

STATE OF ALABAMA

SHELBY COUNTY

I, H. F. Conner, a Notary Public in and for said County, in said State, hereby certify that Geraldine A. Foster and husband, James Henry Foster, 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 25th day of November, 1973.

H. F. Conner
Notary Public

BOOK 284 PAGE 405

STATE OF ALABAMA

SHELBY COUNTY

I, H. L. Conwill, a Notary Public in and for said County, in said State, hereby certify that Eunice A. Remes and husband, Floyd Remes; Laverl A. Marler and husband, Joe Marler; Edson J. Abbott and wife, Jewel Abbott; Embry Abbott and wife, Bulah Abbott; Edgar Abbott and wife, Helen Abbott; Roy L. Abbott, a widower; Ruth Northcutt, a widow; and Vera Brown and husband, C. W. Brown, 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 28th day of November, 1973.

H. L. Conwill
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1973 DEC 20 PM 1:40
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR
CONTRACT NUMBER
JUDGE OF PROBATE



19731220000068160 3/3 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1973 12:00:00 AM FILED/CERT

BOOK 284 PAGE 466