

(Name) Calvin B. Watts

Jefferson Land Title Service Co., Inc.

AGENTS FOR

(Address) 3300 Montgomery Hwy., Birmingham, Ala.

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Six Thousand and no/100 DOLLARS

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

James Carver and wife, Parrie Carver

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

J. Clayton Wallace and wife, Jetty L. Wallace

(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:

Part of the Northeast Quarter of Southwest Quarter and part of the Southeast Quarter of Southwest Quarter of Section 22, Township 21 South, Range 3 West, more particularly described as follows: Commence at the southeast corner of the above described Northeast Quarter of Southwest Quarter and in a westerly direction along the south line of said Quarter-Quarter run a distance of 257.30 feet to the point of beginning. Thence turn an angle of 90 degrees to the right for a distance of 86.4 feet, thence turn an angle of 85 degrees 38 minutes to the left for a distance of 210 feet, thence turn an angle of 94 degrees 22 minutes to the left for a distance of 210 feet, thence turn an angle of 85 degrees 38 minutes to the left for a distance of 210 feet, thence turn an angle of 94 degrees 22 minutes to the left for a distance of 123.6 feet to the point of beginning.

Grantees herein agree to assume and pay that mortgage from James Carver and wife, Parrie Carver to Jefferson Federal Savings & Loan Association as recorded in Volume 327, Page 870, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.



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Shelby Cnty Judge of Probate, AL
01/29/1974 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.

WHEREOF, we have hereunto set our hand(s) and seal(s), this 25th day of January, 1974

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James Carver and wife, Parrie Carver 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of January, A. D., 1974