

This instrument was prepared by

(Name) WALLACE, ELLIS & FOWLER, Attorneys 3874

(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 AND OTHER GOOD AND VALUABLE CONSIDERATION ~~DOLLARS~~

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

Richard B. Smith and wife, Madalyn Adams Smith

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

Richard B. Smith and wife, Madalyn Adams Smith

(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:

An undivided one-half interest in and to the following described real estate:

Lot 87 in Brothers Addition to Town of Wilsonville, as recorded in Map Book 4, page 59, in the Office of Judge of Probate of Shelby County, Alabama.

BOOK 285 PAGE 465



19740226000009520 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/26/1974 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 FEB 26 AM 9:42
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
C. Edward M. Smith
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 21 day of February, 19 74.

WITNESS:

(Seal)

(Seal)

(Seal)

Richard B. Smith (Seal)

Madalyn Adams Smith (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 Richard B. Smith and wife, Madalyn Adams Smith 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 21 day of February A. D., 19 74.

Para Oley
Notary Public.