

This instrument was prepared by

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Jefferson Land Title Service Co., Inc.
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Thousand and no/100-----DOLLARS
and other good and valuable consideration

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

W. M. Farris and wife, Lucille S. Farris

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

William F. Rose and Ethel Mae Rose

(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:

Lots 6, 7, 8, 9 and 10, Block "A" according to Farris Subdivision, First Addition as shown by map recorded in Map Book 4, Page 20 in the Probate Office of Shelby County, Alabama.

Subject to restrictive covenants and conditions dated April 9, 1954, recorded in Deed Book 165, Page 518 in the Probate Office.

BOOK 285 PAGE 593



19740305000010560 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/05/1974 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 MAR -5 PM 12:38
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Clerk of Probate
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 23rd day of February, 1974.

WITNESS:

_____(Seal)
_____(Seal)
_____(Seal)

W. M. Farris (Seal)
Lucille S. Farris (Seal)
_____(Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, T. E. Jones, a Notary Public in and for said County, in said State, hereby certify that W. M. Farris and wife, Lucille S. Farris 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 23rd day of February, A. D., 1974.