

(Name) Harrison and Cornwell
Attorneys at Law
(Address) Columbiana, Alabama 35051

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 Four Thousand and no/100 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, Oakley S. Vincent and wife, Thelma B. Vincent (herein referred to as grantors) do grant, bargain, sell and convey unto Oakley Glynn Vincent and Olive Faye Vincent (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:

All of SE 1/4 of SE 1/4, Section 13, Township 21 South, Range 1 West, lying southeast of Columbiana-Wilsonville Highway, containing 3 acres, more or less.

Part of the NE 1/2 of the NE 1/4 of Section 24, Township 21, Range 1 West, described as follows: Beginning at the northeast corner; thence turn west along the north line to the Columbiana-Wilsonville Highway right-of-way; thence southwest along the highway right-of-way a distance of 275 feet; thence turn left at an angle of 90 deg. to the highway right-of-way to the east boundary; thence north to the point of beginning, containing 5 acres, more or less.

Also an easement is hereby granted across our remaining property for water and gas lines from the Columbiana mains.

288 PAGE 211 BOOK

19740806000038990 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/06/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1974 AUG 6 - 6 PM 2:21
U.C.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
Consul M. H. H. H.
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 3rd day of August, 1974.

WITNESS:

(Seal)
(Seal)
(Seal)

Oakley S. Vincent (Seal)
Thelma B. Vincent (Seal)
(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 Oakley S. Vincent and wife, Thelma B. Vincent 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 3rd day of August, A. D., 1974.