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WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR.
STATE OF ALABAMA, ~~CHILTON~~ **SHELBY** COUNTY.

Know All Men by These Presents,
That in consideration of Five (\$5.00) and Mutual Conveyances----- DOLLARS
See Mtg 342-436
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~XX~~ I, Leo Miskelly,
an unmarried man
(herein referred to as grantors) do grant, bargain, sell and convey unto Benny Frank Davis and Sandra D. Davis

(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:

Lot 27 of Monte Tierra Subdivision, as the same is recorded in Map Book 5 Page 114 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to all covenants, restrictions, conditions, limitations, rights of way and easements of record.

BOOK 289 PAGE 226

19741017000051020 1/1 \$.00
Shelby Cnty Judge of Probate, AL
10/17/1974 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Red 1974 OCT 17 AM 8:31
U.C. FILE NUMBER OR REC. BK. & PAGE AS SHOWN ABOVE
Conrad W. Speaks
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~~ lawfully seized in fee simple of said premises; that they are free from all encumbrances;
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, I have hereunto set my hand and seal, this 8 day of June 1974.
WITNESS:

Leo Miskelly

STATE OF ALABAMA, CHILTON COUNTY.
I, Francis W. Speaks, a Notary Public in and for said County, in said State, hereby certify that Leo Miskelly, an unmarried man whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date. Given under my hand and official seal this 8 day of June, A.D. 1974.
Francis W. Speaks
Notary Public.

STATE OF ALABAMA, CHILTON COUNTY.
SEPARATE ACKNOWLEDGMENT BY WIFE
I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named who is known to me to be the wife of the within named who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.
Given under my hand and official seal this _____ day of _____, 19____

Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.
I, _____, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the _____ day of _____, 19____, and was recorded in Vol. _____ Record of Deeds, pages _____ on the _____ day of _____, 19____.
Record fee \$_____

Judge of Probate.
THE STATE OF ALABAMA, CHILTON COUNTY.
I hereby certify that \$_____

Judge of Probate.