

This instrument was prepared by

(Name) Wallace, Ellis & Fowler, Attorneys

(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 Nine Thousand and no/100 (\$9,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, J. B. Turner, Jr., Vivian Turner McNeill, and Odell Turner Lewis, as co-executors and Trustees of the Estate of J. B. Turner, Sr. (herein referred to as grantors) do grant, bargain, sell and convey unto

James T. Davis and wife, Ann K. 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:

A part of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 24, Township 21 South, Range 1 West, described as follows: Commence at the SW corner of said Section 24, Township 21 South, Range 1 West, and run North along the West line of said Section a distance of 540.0 feet to the North line of Sterrett Street in the City of Columbiana, Alabama; thence run in an Easterly direction along the North line of Sterrett Street a distance of 1127.0 feet, more or less, to the point of beginning of the tract herein described, said point of beginning being the SW corner of the one acre Williams lot; thence in a Westerly direction along the North line of Sterrett Street 30.0 feet, more or less, to the SE corner of the Vivian Turner McNeill lot; thence North parallel to the East line of the SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 24, a distance of 782.5 feet, more or less, to the North line of the said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence run East along the North line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 239.0 feet, more or less, to the NE corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence run South along the East line of said $\frac{1}{4}$ $\frac{1}{4}$ Section a distance of 573.5 feet, more or less, to the NE corner of the Williams lot; thence run West along the North line of said Williams lot a distance of 209.0 feet; thence run South along the West line of the Williams lot a distance of 209.0 feet, more or less, to the North line of Sterrett Street and the point of beginning. Situated in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 24, Township 21 South, Range 1 West, Shelby County, Alabama. EXCEPT ROAD RIGHT OF WAY to the City of Columbiana as shown by instrument recorded in the Probate Office of Shelby County, Alabama in Deed Book 233, page 635.



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Shelby Cnty Judge of Probate, AL
12/16/1974 12:00:00AM 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.

IN WITNESS WHEREOF we have hereunto set our hand(s) and seal(s), this 29th day of October, 1974.

WITNESS
(Seal)
(Seal)
(Seal)

J. B. Turner, Jr., Co-executor and Trustee
Vivian Turner McNeill, Co-executor & Trustee
Odell Turner Lewis, Co-executor & Trustee

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that J. B. Turner, Jr., Vivian Turner McNeill and Odell Turner Lewis, Co-executors and Trustees of the Estate of J. B. Turner, Sr. 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 29th day of October, 1974.

Notary Public

Commission Expires December 1, 1976