

This instrument was prepared by

(Name) First Real Estate Corporation of Alabama

(Address) P. O. Box 371, Pelham, Alabama 35124

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 Three Thousand Five Hundred and no/100 (\$3,500.00)-----DOLLARS

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

Robert J. Dow and wife, Ginette Dow

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

Robert Kirkland

(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:

Begin at the SW corner of the ^{SE $\frac{1}{4}$} of Section 36, Township 19 South, Range 2 West and run thence East, along the South line of said quarter-quarter section, a distance of 300.00 feet; thence turn an angle of 89 deg. 54 min. to the left and run a distance of 196.25 feet to a point on the South line of new Shelby County Highway No. 11; thence run Southwesterly, along the South line of said highway, a distance of 300 feet, more or less, to the intersection thereof with the South line of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 36, Township 19 South, Range 2 West; thence run East, along the South line of said quarter-quarter section, a distance of 53.10 feet to the point of beginning. According to survey of Joseph A. Miller, Jr., Registered Land Surveyor, dated September 3, 1965. Subject to easements and rights of way of record.

19750123000003710 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/23/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 JAN 23 AM 10:41
REC. BK. & PAGE AS SHOWN ABOVE
UCC FILE NUMBER OR
CORRESPONDING
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, I have hereunto set my hand(s) and seal(s), this 22nd day of January, 1975

WITNESS:

Emma P. Higginbotham (Seal)
Lita E. Barrell (Seal)
_____(Seal)

Robert J. Dow (Seal)
Ginette A. Dow (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 Robert J. Dow & wife, Ginette Dow 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 22nd day of January, A. D., 1975.

My Commission Expires November 3, 1978
Notary Public.