

This instrument was prepared by
(Name) HEAD AND HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama



19750210000006260 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/10/1975 12:00:00AM FILED/CERT

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of love and affection, other valuable considerations, and One and No/100 (\$1.00) Dollar

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Jewel Foster, a widow; Claudine Foster Horne, an unmarried woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Ongelene Foster Moore

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Our undivided interests in and to the following described property:

The North Half of NW¼ of SE¼ and the NE¼ of SW¼ lying East of the Columbiana-Chelsea paved highway (Shelby County Highway No. 47), all in Section 2, Township 21, Range 1 West, less and except the following described portion thereof:

Begin at the intersection of the North line of the NE¼ of SW¼ of Section 2, Township 21, Range 1 West, with the East right of way line of the Columbiana-Chelsea paved highway (Shelby County Highway No. 47) and run thence South along the East right of way line of said highway a distance of 660 feet; thence run East, parallel with the North line of said quarter-quarter section, a distance of 990 feet; thence run North, parallel with the East right of way line of said highway a distance of 660 feet to a point on the North line of said quarter-quarter section; thence run West, along the North line of said quarter-quarter section, a distance of 990 feet to the point of beginning, containing the home place of Fermon Foster, now deceased.

Subject, however, to a life estate in and to said property which is reserved by the grantor, Jewel Foster, together with the right and power of said Jewel Foster, for and during her lifetime, to have and to hold sole dominion over said real estate with the right to sell the timber on said lands and all rights over said lands for the term of her natural life.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever, subject to reservation of life estate of the grantor, Jewel Foster, with rights and powers as designated above.

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 hands(s) and seal(s), this 22nd day of January, 1975

(Seal) (Seal) (Seal) (Seal)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jewel Foster, a widow; Claudine Foster Horne, an unmarried woman whose name S 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

Notary Public.