

This instrument was prepared by

(Name) Sloan Y. Bashinsky, II, Attorney at Law

(Address) 503 City Federal Building, Birmingham, Alabama 35203 3-2-20

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and No/100 Dollar (\$1.00) and the Assumption of the ~~XXXXXX~~ Hereinbelow Described Mortgage

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Thomas D. Shuford and wife, Lois Ann V. Shuford

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

Joseph R. Logic and wife, Margo L. Logic

(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 10, Block 1, according to the survey of Kerry Downs, as recorded in Map Book 5, page 135, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions and rights of way of record.

And as further consideration hereof, the grantees herein hereby assume and promise to pay that certain indebtedness executed by grantors in favor of Citizens Mortgage Corporation secured by mortgage recorded in the Probate Office of Shelby County, Alabama, in Real Volume 339, Page 854, according to the terms and conditions thereof.

Also conveyed herein is the existing escrow account and any insurance policy pertaining thereto.



19750326000013380 1/2 \$.00
Shelby Cnty Judge of Probate, AL
03/26/1975 12:00:00AM FILED/CERT

BOOK 291 PAGE 335

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 22nd day of March, 19 75

WITNESS:

Joseph R. Logic (Seal)

Margo L. Logic (Seal)

(Seal)

Thomas D. Shuford (Seal)

Lois Ann V. Shuford (Seal)

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas D. Shuford and wife, Lois Ann V. Shuford 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 March, A. D. 19 75

Slooney Bashinsky II, Notary Public



