

This instrument was prepared by

Warren G. Findley

3448

(Name)

P.O. Box 175, Calera, Al 35040

(Address)

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 Fourteen thousand and five hundred and no/100---(\$14,500.)--- DOLLARS

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

Warren G. Findley and wife, Margaret L. Findley

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

Oscar L. Bearden and wife, Ethel S. Bearden

(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 17 and the West 5 feet of Lot 16 in Block 274 according to J.H. Dunstan's Map and Survey of the Town of Calera, Alabama.

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19750407000014840 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/07/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
JUDGE OF PROBATE
REC. BK. & PAGE AS SHOWN ABOVE
1975 APR -7 AM 8:52
INSTRUMENT WAS FILED
Deed Book 14.50

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 4th day of April, 1975.

WITNESS:

Ruby R. Gallins (Seal)
Ruby R. Gallins (Seal)
(Seal)

Warren G. Findley (Seal)
Warren G. Findley
Margaret L. Findley (Seal)
Margaret L. Findley
(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 Warren G. Findley & wife, Margaret L. Findley 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 4th day of April, A. D., 1975.

Ruby R. Gallins
Notary Public.