

This instrument was prepared by

4206

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA

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 love and affection and One and No/100 (\$1.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
R. H. Allen and wife, Lois Allen

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

Terry Troy Allen and wife, Genye Layne Allen

(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 parcel of land situated in the SW $\frac{1}{4}$ of Section 23, Township 18, Range 2 East more particularly described as follows:

Begin at the NE corner of a 2 acre parcel situated in the Southwest corner of the NE $\frac{1}{4}$ of SW $\frac{1}{4}$ of said Section 23 lying West of Kendricks Mill Road, as designated in that deed from J. Herbert Seale and wife, Gertrude Seale, to R. H. Allen recorded in Deed Book 115 at page 510, Office of Judge of Probate of Shelby County, Alabama, and thence run West along the North line of said 2 acre parcel and an extension thereof a distance of 420 feet; thence run Southwesterly, parallel with the West line of said Kendricks Mill Road, a distance of 420 feet; thence run Easterly a distance of 420 feet to a point on the West line of said Kendricks Mill Road which is 420 feet Southwest (measured along the West line of said road) of the point of beginning; thence run North-easterly along the West line of said Kendricks Mill Road a distance of 420 feet to the point of beginning.



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Shelby Cnty Judge of Probate, AL
04/29/1975 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 April, 1975

WITNESS:

(Seal) R. H. Allen (Seal)
(Seal) Lois Allen (Seal)
(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 R. H. Allen and wife, Lois Allen 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 29th day of April, A. D., 1975

Notary Public.