

This instrument was prepared by

(Name)..... MARVIN WILLIAMS, JR.

(Address)..... 308 Jefferson Federal Building, Birmingham, Alabama 35203

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
JEFFERSON COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty Five Thousand Five Hundred and no/100 - - DOLLARS

See M79 346-50

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James O. Braswell and wife, Nezba E. Braswell

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

Jerry L. Gibbs and Linda P. Gibbs

(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:

Part of the SE¼ of SE¼ of Section 34, Township 20 South, Range 3 West, described as follows: Commence at the SE corner of said ¼-¼ Section and run North along East line of said ¼-¼ Section 261 feet, more or less, to North line of Alabaster-Helena Road; thence turn left and run parallel with North line of said Helena-Alabaster road for a distance of 964 feet to the East side of a certain 30 foot road; thence continue along same course 30 feet to the West side of said road; thence turn right and run parallel with the West side of said 30 foot road a distance of 200 feet to point of beginning of tract herein described; thence continue along same course 100 feet; thence 83 deg. 46 min. left 191.50 feet; thence 91 deg. 21 min. left 100 feet; thence 88 deg. 49 min. left 200 feet to point of beginning.

Minerals and mining rights excepted.

Subject to transmission line permit to Alabama Power Company recorded in Deed Book 129, Page 37 in Probate Office of Shelby County, Alabama. Also subject to title to minerals underlying caption lands with mining rights and privileges pertaining thereto as reserved in Deed Book 48, Page 461 in said Probate Office.



19750519000023970 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/19/1975 12:00:00AM FILED/CERT

\$32,500.00 of the purchase price recited above was paid from mortgage loan made simultaneously herewith.

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.

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IN WITNESS WHEREOF, We have hereunto set our hand(s) and seal(s), this 9 day of 19 75..

WITNESS:

BOOK

..... (Seal) James O. Braswell (Seal)
James O. Braswell
..... (Seal) Nezba E. Braswell (Seal)
Nezba E. Braswell
..... (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 James O. Braswell whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9 day of May A. D., 19 75

Vivian L. Kealley

Notary Public.

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Nebba E. Braswell, wife of James O. Braswell, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15 day of May, 1975.

Mamie Williams, Jr
Notary Public.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 MAY 19 PM 2:24

W. Beck *Feb 3, 75*
Conrad W. Beck
JUDGE OF PROBATE

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19750519000023970 2/2 \$.00
Shelby Cnty Judge of Probate, AL
05/19/1975 12:00:00AM FILED/CERT

3084
RETURN TO *3040 Mt. Hwy. Hwy. 1100*

3040 Mt. Hwy. Hwy. 1100
TO *Joe Beck*

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

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THIS FORM FROM
LAWYERS TITLE INSURANCE CORP.
Title Insurance
BIRMINGHAM, ALA.