

This instrument was prepared by

(Name) Larry L. Halcomb & SEIER & HALCOMB

(Address) 3349 Montgomery Highway, Homewood, Alabama 35209

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,

6331

That in consideration of Eight thousand five hundred & no/100 (\$8,500.00) DOLLARS and the assumption of the mortgage recorded in Vol. 327, page 628, Probate Office of Shelby County to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

James Nelson Palmer and wife, Gwen H. Palmer (herein referred to as grantors) do grant, bargain, sell and convey unto

Justin C. Molloy and Ruthann Molloy (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 9, Block 7, according to the survey of Navajo West Sector of Navajo Hills, as recorded in Map Book 5, page 80, in the Probate Office of Shelby County, Alabama.

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

By acceptance of this deed, grantees agree to assume the indebtedness secured by the above mortgage and to comply with all terms, conditions and provisions of the note evidencing said indebtedness and the mortgage securing the same.

BOOK 293 PAGE 482



19750721000038340 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/21/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 JUL 21 AM 7:46
Deed Book 850
Conrad M. Franklin
JUDGE OF PROBATE

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 L(we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that L(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 18th day of July, 1975.

WITNESS:

..... (Seal)
..... (Seal)
..... (Seal)

James Nelson Palmer (Seal)
JAMES NELSON PALMER
Gwen H. Palmer (Seal)
GWEN H. PALMER
..... (Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that James Nelson Palmer and wife, Gwen H. Palmer 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 18th day of July, A. D. 1975

Larry L. Halcomb
Notary Public.