

Dale Corley

2117 Magnolia Avenue

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

Jefferson COUNTY

Know All Men By These Presents,

That in consideration of Six Thousand Nine Hundred Four and 21/100 ----- DOLLARS

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

Wilhelmine F. Rucker, an unmarried woman

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

Johnny M. Nolin and wife, Patrice Nolin

(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, and 30 feet of uniform width off the Southwest side of Lot 10, in Block 5, according to the Survey of Oak Mountain Estates, Third Sector, as recorded in Map Book 5, Page 83, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

1. Current taxes.
2. A 35 foot building set back line and easements as shown by record plat.
3. Restrictions conditions and limitations in Deed Book 272, Page 322, which contain no reversionary clause.

And as further consideration the grantees herein expressly assume and promise to pay that certain mortgage to Colonial Mortgage Company, recorded in Mortgage Book 334, Page 650, in said Probate Office, according to the terms and conditions of said mortgage and the indebtedness thereby secured.



19751222000072450 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
12/22/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1975 DEC 22 AM 9:03  
Dale Corley  
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 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: except as set forth hereinabove

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, I have hereunto set my hand and seal, this 17th day of December, 19 75

WITNESS:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

*Wilhelmine F. Rucker*  
Wilhelmine F. Rucker

State of Alabama  
Jefferson COUNTY

General Acknowledgement

I, the undersigned, hereby certify that Wilhelmine F. Rucker, an unmarried woman, 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 17th day of December, A. D., 19 75