

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR.
STATE OF ALABAMA, SHELBY COUNTY.

Know all Men by These Presents,
That in consideration of *See Mtg 352 Page 78* Thirty-One Thousand Nine Hundred (\$31,900.00) & No/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~we~~ I, Beverly Simmons Shelton, an unmarried woman (herein referred to as grantors) do grant, bargain, sell and convey unto Robert B. McDonald and Mary W. McDonald

(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 No. 10, according to Capps Subdivision of Calera, Alabama, and being a part of the Southeast Quarter of the Southeast Quarter of Section 20, Township 22, Range 2 West, as shown by survey and map of record in Map Book 3, on Page 155 in the Office of the Judge of Probate of Shelby County, Alabama.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1976 FEB -6 AM 9:02
Deed Vol 700
Concl M. McDonald
JUDGE OF PROBATE

BOOK 296 PAGE 844

19760205000008110 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/05/1976 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: 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 3 day of February 19 76. WITNESS:

Beverly Simmons Shelton

STATE OF ALABAMA, CHILTON COUNTY.

I, Elizabeth G. Smith, a Notary Public in and for said County, in said State, hereby certify that Beverly Simmons Shelton, 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 3 day of February, A.D. 1976

Elizabeth G. Smith
Notary Public.

STATE OF ALABAMA, CHILTON COUNTY.

SEPARATE ACKNOWLEDGEMENT BY WIFE

I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named who is known to me to be the wife of the within named who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this _____ day of _____, 19 _____

Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.

I, _____, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the _____ day of _____, 19 _____, and was recorded in Vol. _____ Record of Deeds, pages _____ on the _____ day of _____, 19 _____

Record fee \$ _____ Judge of Probate.

THE STATE OF ALABAMA, CHILTON COUNTY.

I hereby certify that \$ _____ Privilege Tax has been paid on the within instrument as required by law.

Judge of Probate.