

2665
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 Twenty Thousand Five Hundred Fifty-Six and 57/100 DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,

Cheryl E. Booth and husband, James A. Booth

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

Andrew L. Webb and wife, Betty S. Webb

(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 13 according to Little Oak Ridge Estates, First Sector as recorded in Map Book 5, Page 30, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Current taxes.
2. Restrictions contained in Volume 255, Page 206, in the Probate Office of Shelby County, Alabama.
3. Right of way to Alabama Power Company recorded in Volume 254, Page 677, in said Probate Office.

And as further consideration the grantees herein expressly assume and promise to pay that certain mortgage to Guaranty Savings & Loan Association, recorded in Volume 322, Page 753, in said Probate Office, according to the terms and conditions of said mortgage and the indebtedness thereby secured.



19760223000014830 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/23/1976 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 FEB 23 AM 7:29
JUDGE OF PROBATE
Carol M. Johnson

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 ~~we~~ (we) do, for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances: except as set forth hereinabove

that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 and seal, this 17th day of February, 1976.

WITNESS:

Cheryl E. Booth
Cheryl E. Booth

James A. Booth
James A. Booth

State of Alabama

Jefferson COUNTY

General Acknowledgement

I, the undersigned, hereby certify that Cheryl E. Booth and husband, James A. Booth 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 17th day of February, A.D., 1976

William H. Halbrook
Notary Public