

3525

(Name) R. E. CLEMENTS, Notary Public, Alabama State at Large

(Address) 466 Ridgewood Avenue, Fairfield, Alabama, 35064

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
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of \$1.00 (One Dollar) and other valuable considerations DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Alfred E. Bailey, and wife, Virginia L. Bailey

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

Johnny G. Bailey, and wife, Judy R. Bailey

(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:

TRACT # 5

The following described Property situated in Section 18, Township-18-South, Range-1- East and more particularly described as follows:

Commence at the Northeast Corner of the S.E. $\frac{1}{4}$ -N.W. $\frac{1}{4}$ of the above said section 18, and in a southeasterly direction along the diagonal line bisecting the S.W. $\frac{1}{4}$ -N.E. $\frac{1}{4}$ of said Section 18, run a distance of 116.77 feet to the southeasterly right-of-way of the county road, said point being on the arc of a curve concave to the left in a southwesterly direction and having a central angle of 5° 18' 43" and a Radius of 3,860.06 feet; thence along the arc of said curve and road right-of-way in a southwesterly direction concave to the left for a distance of 350.45 feet to the P.T. of Said curve; thence continue along the tangent extended of said curve for 195.12 feet to the Point of Beginning; thence continue along the last named course for 449.14 feet; thence 90° 35' 47" left for 709.14 feet; thence 64° 55' 08" left for 163.21 feet; thence 76° 16' 51" left for 280.54 feet; thence 1° 06' 56" right for 206.69 feet; thence 38° 59' 14" left for 391.17 feet to the Point of Beginning, and containing 6.54 acres, more or less.



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Shelby Cnty Judge of Probate, AL
03/25/1976 01:00:00 AM 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, 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 10 th. day of August, 19 72

WITNESS:

(Seal)

(Seal)

(Seal)

Alfred Earl Bailey (Seal)
Virginia L Bailey (Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, R. E. Clements, a Notary Public in and for said County, in said State, hereby certify that the above signed 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 10 th. day of August, A. D., 19 72

R. E. Clements
Notary Public.

My Commission Expires: 12-1-73

