

This instrument was prepared by

(Name) Harrison and Conwill 5459

(Address) Columbiana, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One DOLLARS
and other good and valuable consideration

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Doris Kromer, a widow; Kitty Brooks, a divorced woman; Charles Hamhaer and wife, Frieda Hamhaer; and Fred Kromer, Jr., unmarried
(herein referred to as grantors) do grant, bargain, sell and convey unto

Jerry M. Bingham and Hazel Bingham

(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:

Begin at a point 105 feet south of the northeast corner of Section 28, Township 21, Range 4 West and run thence south 210 feet; thence east 105 feet; thence north 210 feet; thence west 105 feet to point of beginning, containing one-half acre, more or less.

BOOK 298 PAGE 854



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Shelby Cnty Judge of Probate, AL
05/25/1976 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, 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
day of May, 1976

~~WITNESSES~~

Doris Kromer

(Seal)

Kitty Brooks

(Seal)

Doris Kromer

(Seal)

Charles Hamhaer

(Seal)

Frieda Hamhaer

(Seal)

Fred Kromer, Jr.

(Seal)

STATE OF ALABAMA

Shelby

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Doris Kromer, a widow 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 5 day of May, A. D., 1976

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Kitty Brooks, a divorced 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 5 day of May A. D., 1976.

Form ALA-31

E. J. Danist

My Commission Expires April 10, 1978

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Charles Hammett and wife, Frieda Hammett 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 5 day of May A. D., 1976.

Form ALA-31

E. J. Danist

My Commission Expires April 10, 1978

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Fred Kromer, Jr., unmarried 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5 day of May A. D., 1976.

Form ALA-31

E. J. Danist

Notary Public.

My Commission Expires April 10, 1978

BOOK 298 PAGE 855

19760525000048520 2/2 \$.00
Shelby Cnty Judge of Probate, AL
05/25/1976 12:00:00AM FILED/CERT

Conrad J. Strickland
JUDGE OF PROBATE

Recd May 25, 1976

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAY 25 AM 7:51