

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

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

See Mtg 356-672

That in consideration of (\$62,750.00) Sixty-two Thousand Seven Hundred Fifty and no/100-- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,

Paul J. L. Schatz and wife, Sandra Schatz

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

Robert Morrell King and Lee C. King

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

Subject to easements, exceptions, restrictions and reservations of record.

\$48,650.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 AUG - 2 AM 7:34
Deed July 14-50
Conceded by Schatz
JUDGE OF PROBATE

BOOK 300 PAGE 132

19760802000072050 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/02/1976 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, We have hereunto set our hand and sealS, this 26th day of July, 19 76

WITNESS:

Paul J. L. Schatz
Paul J. L. Schatz

Sandra Schatz
Sandra Schatz

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul J. L. Schatz and wife, Sandra Schatz 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 26th day of July A. D., 19 76