

This instrument was prepared by

1879

(Name) FERREE & ARMSTRONG, Attorneys at Law

(Address) P.O. Box 1007, Alabaster, Alabama 35007

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 Five Hundred Dollars and no/100ths----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Walter Hill and wife, Kathleen Hill

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

Eugene C. Anderson and wife, Willie M. Anderson

(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:

From the northeast corner of the South Half of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 26, Township 20 South, Range 3 West run westerly along the north boundary line of said S $\frac{1}{2}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec. 26 Tsp. 20 S., R. 3W. for 210.0 feet to the point of beginning of the land herein described; Thence continue westerly along last said course for 65.78 feet; Thence turn an angle of 91 degrees, 10 minutes to the left and run southerly 210.0 feet; Thence turn an angle of 88 degrees, 50 minutes to the left and run easterly 65.78 feet; Thence turn an angle of 91 degrees, 10 minutes to the left and run northerly 210.0 feet to the point of beginning.

This land being a part of the South Half of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 26, Township 20 South, Range 3 West and being 0.317 acres, more or less.



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Shelby Cnty Judge of Probate, AL
12/07/1976 12:00:00 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 ~~X~~ (we) do for ~~MYSELF~~ (ourselves) and for ~~XX~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~XX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~XX~~ (we) have a good right to sell and convey the same as aforesaid; that ~~XX~~ (we) will and ~~XX~~ (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 7th day of December, 1976.

WITNESSES

STATE OF ALABAMA
SHELBY COUNTY
INSTRUMENT WAS FILED

1976 DEC -7 AM 11:15

Deed Day 50

Consolidated

JUDGE OF PROBATE

(Seal)

(Seal)

(Seal)

Walter Hill

Walter Hill

Kathleen Hill

Kathleen Hill

(Seal)

(Seal)

(Seal)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Walter Hill and wife, Kathleen Hill 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of December, A. D. 1976

Anita Coelum

Notary Public

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