

This instrument was prepared by

(Name) Harrison and Conwill  
P.O. Box 557  
(Address) Columbiana, Alabama 35051

5481

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 Thousand and no/100-----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,  
Victor P. Abdow and wife, Mary J. Abdow  
(herein referred to as grantors) do grant, bargain, sell and convey unto

David B. Atchison and Ruby G. Atchison  
(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:

The East 80 feet of Lot No. 33 as per W.J. Horsley's map of the Town of Wilsonville, Alabama, which lot is bounded on the East by Lot No. 32 which is known as being the Dewey Bolton lot, on the South by lot known as W.H. Pope lot, on the West by lands known as R.G. Weldon Estate and on the North by a street running East and West, which said lot is more particularly described as follows: Commencing at an iron stake at the Northwest corner of said Lot No. 32 and the Northeast corner of the lot herein conveyed, which iron stake is on the South boundary line of the street which runs East and West and which bounds said lot herein conveyed on the North; thence run South 3 degrees and 30 minutes East 201 feet; thence South 86 deg. and 30 min. West 80 feet; thence North 3 deg. and 30 min. West 201 feet to the street above mentioned; thence along the South boundary line of said street North 3 deg. and 30 min. East 80 feet to point of beginning, and being located in the SE $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Section 1, Township 21 Range 1 East, Shelby County, Alabama.

19770210000013290 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
02/10/1977 12:00:00AM FILED/CERT

STATE OF ALABAMA  
SHELBY COUNTY  
INSTRUMENT WAS FILED

1977 FEB 10 AM 10:38

Thomas A. Snowden, Jr.  
JUDGE OF PROBATE

Ad Tax 1.00  
1.50  
1.00  
3.50

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 31st day of January, 1977.

WITNESS:

\_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal)  
\_\_\_\_\_(Seal)

Victor P. Abdow (Seal)  
Victor P. Abdow (Seal)  
Mary J. Abdow (Seal)  
Mary J. Abdow

STATE OF MARYLAND }  
Montgomery COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Victor P. Abdow and wife, Mary J. Abdow 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 31st day of January, A. D., 1977.

Return to  
David Atchison  
Rte 1 Box 41

Rose Melanich  
Notary Public.  
MY COMMISSION EXPIRES JULY 1, 1978