

This instrument prepared by

(Name) HARRISON AND CONWILL

(Address) COLUMBIANA, ALABAMA 35051



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 10461 • BIRMINGHAM, ALABAMA 35211

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

6110

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 DOLLARS

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

Ernest Curtis and wife, Lura Curtis

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

Ernest Ziegler and Sarah Ziegler

(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:

Commence at the southwest corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 15, Township 24 North, Range 15 East, Shelby County, Alabama, thence northerly along the West line of said section 15, 158.22 feet to the point of beginning of the property being described, thence continue along last described course 57.11 feet to a point, thence easterly parallel to the south line of said section 15, 41.0 feet to the right of way line of Shelby County Highway 311, thence southwesterly along said right of way line 67.60 feet to the point of beginning, containing 0.03 of an acre.



19780104000000940 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/04/1978 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 4th day of January, 1978.

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS INSTRUMENT WAS FILED (Seal)

1978 JAN -4 PM 3:38 (Seal)

Thomas G. Snowden, Jr. (Seal)
JUDGE OF PROBATE

STATE OF ALABAMA
Shelby COUNTY

Deed 50
Rec. 1.50
Ind. 1.00
3.00

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, Shelby State, hereby certify that Ernest Curtis and wife, 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 4th day of January, 1978

Eva D. Mooney
Notary Public