

## WARRANTY DEED

## WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

THE STATE OF ALABAMA )  
Shelby COUNTY )

KNOW ALL MEN BY THESE PRESENTS that in consideration of Ten (10.00) DOLLARS and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged we, William T. Bailey & wife Bobbie J. Bailey

(herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL and CONVEY unto Jimmy Howell & wife Sylvia Howell

(herein referred to as GRANTEEES) 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 the County of Shelby, and the State of Alabama, to-wit:

A parcel of land containing 0.69 acre located in the SE $\frac{1}{4}$  of NE $\frac{1}{4}$ , Section 23, Township 21 South, Range 3 West, Shelby County, Alabama, described as follows:

Commence at the Northwest corner of said forty and run South along the West forty line 210 feet for a point of beginning of this description; thence continue South 170 feet; thence run East 175 feet; thence run North 170 feet; thence run West 175 feet to the point of beginning.

19780511000056960 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
05/11/1978 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
MAY 11 AM 9:37

*Thomas A. Shumaker, Jr.*  
JUDGE OF PROBATE

Rec 1.50  
Ind 4 1.00

2.50

Acmtg. 377-892

TO HAVE AND TO HOLD to the said GRANTEEES 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 their 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 GRANTEEES, 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 GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF we have hereunto set our hand and seal, this April day of 1978

WITNESS:

*William T. Bailey* (L. S.)  
*Bobbie J. Bailey* (L. S.)  
\_\_\_\_\_  
\_\_\_\_\_  
(L. S.)  
(L. S.)

THE STATE OF ALABAMA, )  
Shelby COUNTY. )

I, Georgiane Loveless Brogden, a Notary Public in and for said State Alabama hereby certify that William T. Bailey and wife Bobbie J. Bailey

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 9th day of May, 1978

*Georgiane Loveless Brogden*  
Notary Public.

This instrument was prepared by: Roy H. Moore  
West Blocton, Alabama

FOR RECORDING ONLY

*Citizens Bank + Trust*  
*Ala*

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