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Shelby Cnty Judge of Probate, AL
08/08/1978 12:00:00AM FILED/CERT

368

THIS INSTRUMENT PREPARED BY:

Willard O. Jackson, Attorney
P O Box 336 Leeds, Al. 35094

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and NO/100, and other good and valuable considerations to the undersigned grantor in hand paid by the grantees herein, the receipt whereof is acknowledged I, Lena Miller, a widow, (herein referred to as grantor) do grant, bargain, sell and convey unto Zaurice Lane Miller and wife Jacqueline B. Miller (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:

PARCEL ONE:

Commence at the SE corner of SW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 12, Township 18, Range 1 East; run thence West along the South boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 900 feet to East boundary of the W.E.Brasher land; thence North, parallel with the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 580 feet; thence Easterly parallel with the South boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 900 feet to the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section, thence South along East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 580 feet to point of beginning; containing 12 acres more or less.

PARCEL TWO:

Begin at the NE corner of SW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 12, Township 18, range 1 East; thence run West along North boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 412 feet; thence South parallel with the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 740 feet; thence Easterly parallel with the South boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 412 feet to East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence North along East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 740 feet to point of beginning.

PARCEL THREE:

A part of NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 12, Township 18, Range 1 East, being the homeplace of grantor, and being described as follows: beginning at the NE corner of said $\frac{1}{4}$ $\frac{1}{4}$ Section; run South 220 yards; thence West 132 Yards; thence North parallel with the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 220 yards to North boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence East along the North boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section, to point of beginning. (It being the express intention of grantor to describe all land owned by her in NW $\frac{1}{4}$ of NW $\frac{1}{4}$ Section 12, Township 18, Range 1 East, whether correctly described or not) Except that part now owned by Jesse Morton in Parcel Three above, more particularly described as follows; Commencing at the SE corner of N $\frac{1}{2}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 12, Township 18, Range 1 East; thence run West along said South boundary 170 feet to point of beginning; thence North and parallel with the East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 300 feet; thence West 150 Feet and parallel with the South boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section; thence south and parallel with East boundary of said $\frac{1}{4}$ $\frac{1}{4}$ Section 300 feet to the South boundary of said N $\frac{1}{2}$ of NW $\frac{1}{4}$ of NW $\frac{1}{4}$; thence Easterly along said South boundary 150 feet to point of beginning.

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, togeth with every contingent remainder and right of reversion.

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Zaurice Lane Miller
R. 2 Box 43A

And I do, for myself and for my heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances:

That I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand and seal, this 11th Day of January 1978.

Lena Miller
Lena Miller

STATE OF ALABAMA)
SHELBY COUNTY) GENERAL ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lena Miller (a widow) whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th Day of January, 1978AD.



Arthur E. Hillier
Notary Public

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED

1978 AUG -8 AM 11:14

Thomas G. Shaw
JUDGE OF PROBATE

Deed .50
Rec. 3.00
Jud. 1.00

4.50

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