

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, COLUMBIANA, ALABAMA

1499

(Address)

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 Two Thousand and No/100----- DOLLARS

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

Ervin L. Connell and wife, Joyce L. Connell

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

Anthony Ellison and wife, Debra E. Ellison

(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:

Map or plat of a part of the N $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 10, Township 24 North, Range 15 East, being more particularly described as follows: Begin at the SW corner of said N $\frac{1}{2}$ of SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 10, Township 24 North, Range 15 East; thence run northerly along the west line of said section 198.0 feet; thence turn right 89 deg. 35 min. 30 sec. and run 299.2 feet to the northwesterly right of way line of Alabama State Highway 145; thence turn right 128 deg. 28 min. and run southwesterly along said right of way line 252.9 feet to the south line of said N $\frac{1}{2}$ of said quarter-quarter section; thence turn right 51 deg. 32 min. and run along said south line of N $\frac{1}{2}$ of said quarter-quarter section 141.8 feet to the point of beginning.

Less and except public highway rights of way of record.

Less and except utility easements and power line easements of record.

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Shelby Cnty Judge of Probate, AL
10/06/1978 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 6th day of October, 1978.

WITNESS: STATE OF ALA. SHELBY CO.

1978 OCT -6 AM 10:07
Seed tag - 2.00
Rec. 1.50
1.00
450
JUDGE OF PROBATE

Ervin L. Connell (Seal)
Joyce L. Connell (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ervin L. Connell and wife, Joyce L. Connell whose name 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 6th day of October, A. D., 1978.

Wallace, Ellis, Head & Fowler
Mary D. Thompson
Notary Public.