

This instrument was prepared by

(Name) First Real Estate Corp. of Alabama

(Address) P. O. Box 9, Pelham, Alabama 35124



This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA

Shelby

COUNTY

644
KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred dollars & NO/100 (\$500.00)-----DOLLARS

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

William George Lewis, II an unmarried man

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

Roy L. Martin and wife Charlotte Martin

(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:

Lot 6, Block 5, according to the survey of Meadowview, First Sector Addition, as recorded in Map Book 6, Page 109 in Probate Office of Shelby County, Alabama.

Subject to:

- 1) Ad valorem taxes due and payable October 1, 1979.
- 2) Easements, building lines of record

Grantees agree to assume and be responsible for mortgage to Real Estate Financing, Inc. dated July 25, 1978 and recorded July 27, 1978 at 9:50 a.m. in Mortgage Book 381, Page 15 in Probate Office of Shelby County, Alabama.

BOOK 317 PAGE 870

19790219000019580 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/19/1979 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 ~~xxx~~ do for myself (~~xxxxxx~~) and for my ~~xxx~~ heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (~~xxxxx~~) lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that I ~~xxx~~ have a good right to sell and convey the same as aforesaid; that I (~~xx~~) will and my ~~xxx~~ 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(s) and seal(s), this 10th day of February, 1979

WITNESS:

STATE OF ALABAMA, SHELBY CO. (Seal)

I CERTIFY THIS

FILED (Seal)

19 FEB 19 AM 9:46 (Seal)

Rec. 1.50

1.00

3.00

STATE OF ALABAMA JUDGE OF PROBATE

Shelby COUNTY

General Acknowledgment

I, Donald R. Murphy, a Notary Public in and for said County, in said State hereby certify that William George Lewis, II

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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of February, A. D., 1979