38,800.00

This Form Furnished by

[redacted]

This instrument was prepared by

(Name) Harrison, Conwill & Harrison

(Address) P.O. Box 557
Columbiana, Alabama 35051

Jefferson Land Title Services Co., Inc.
318 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR— 520

STATE OF ALABAMA
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar and no/100---------- DOLLARS and the assumption of the unpaid balance due on mortgage to Central State Bank, recorded in Mortgage Book 378, Page 798, in the Probate Office of Shelby County, Alabama. to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

William B. Carpenter, a divorced man

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

John Anderson and Fay T. Anderson

(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 Northeast corner of SE¼ of NE¼, Section 35, Township 20, Range 2 West, thence run West along the North line of said quarter-quarter a distance of 1320 feet to the West line of said quarter-quarter to the point of beginning; thence turn left and run South along the West line of said quarter-quarter for a distance of 410 feet; thence turn left and run East parallel to the North line of said quarter-quarter a distance of 205 feet; thence turn left and run North parallel to the West line of said quarter-quarter for a distance of 410 feet; thence turn left and run West along North line of said quarter-quarter for a distance of 205 feet to the point of beginning.

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19790612000072720 1/1 $.00
Shelby Cnty Judge of Probate, AL
06/12/1979 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 (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 8th day of June, 19 79.

WITNESS:

(Seal) William B. Carpenter (Seal)

(Seal) William B. Carpenter (Seal)

(Seal) (Seal)

Rec. 39.00
Rec. 1.50
Ind. 1.00
41.50

STATE OF ALABAMA
SHELBY COUNTY } General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that William B. Carpenter, a divorced man 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of June, A. D., 19 79.

Notary Public.

Form ALA-31

HARRISON and CONWILL