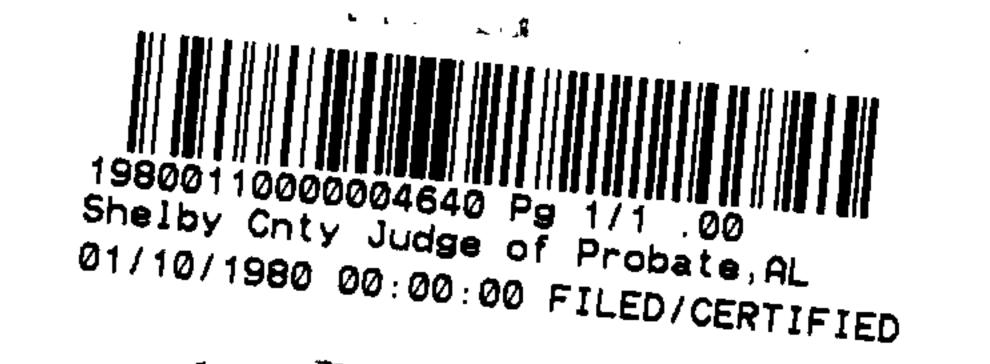
	american title insurance	601

A Committee of

Section 2.



This instrument was prepared by 2119-3RD AVENUE NORTH • BIRMINGHAM, AL. 35203 • (205) 254-8080 (Name) John R. Frawley, Jr., Attorney
(Address) 5506 Crestwood Blvd. Birmingham, Alabama 35212
VARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birminghem, Alebeme
STATE OF ALABAMA Shelby County Know all men by these presents.
That in consideration of Twenty-Three Thousand Dollars (\$23,000.00) Theolipse Thousand Dollars
o the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
3. G. Griffin and wife, Mary M. Griffin Therein referred to as grantors) do grant, bargain, sell and convey unto Irvin N. Howell and wife, Betty L. Howell
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
n Shelby County, Alabama to-wit:
Lot Two Bentwood Estates lying, situated and being in the SW氧 of the NW氧 of Section Three, Township Nineteen South, Range Two West. Recorded as amended plat "Bentwood Estates" date October 19, 1979 in Map Book 7, Page 171, in the Office of the Judge of Probate for Shelby County, Alabama.
Subject to all recorded easements and restrictions with the exception of the attached variance and the utility easement described in Map Book 7, Page 168.
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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 necess.
against the lawful claims of all persons. IN WITNESS WHEREOF, We have hereunto set OUY hand(s) and seal(s), this
day of JANUAN, 1980
STATE OF ALA, SHELDY CO.
WITNESS: Seed Tax 23.00
(Seal)
$\frac{160}{300} = \frac{160}{300} = $
Mary M. Griffin
JUDGE OF FROTATE (Seal) (Seal)
General Acknowledgment COUNTY
hereby certify that FE. G. Griffin and wife, Mary M. Griffin
whose name Sare
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 day of day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the day of the conveyance they executed the same voluntarily of the conveyance they executed the conveyance the conveyance they executed the conveyance they executed the conveyance the conveyance they executed the conveyance they executed
Given under my hand and official seal this day of William A While Till
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