

This instrument was prepared by

(Name) Melford O. Cleveland, Attorney

(Address) Montevallo, Alabama



Notary Public in and for the State of Alabama

Cahaba Title, Inc.

1970 Chandalair 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

KNOW ALL MEN BY THESE PRESENTS.

20,000⁰⁰

That in consideration of Ten and 00/100 DOLLARS

and for the purpose of creating a joint tenancy with right of survivorship to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Millard Smitherman, and wife Earnestine Smitherman,
(herein referred to as grantors) do grant, bargain, sell and convey unto

✓ Millard Smitherman, and wife Earnestine Smitherman,
(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 intersection of the East line of the West half of the NE quarter of Sec. 3, Township 24 North, Range 12 East, with the North right of way line of the Montevallo-Calera highway, thence Westerly along said rt. of way line 250 feet to the point of beginning of the lot herein conveyed, thence continue North and parallel with the East line of said West half of the NE quarter 894 feet, more or less, to the South right of way line of the Southern Railroad, thence in a Southwesterly direction along said rt. of way line 291.1 feet, thence South and parallel to the East line of said lot 750 feet, more or less to the North rt. of way line of said Montevallo-Calera highway, thence Easterly along said right of way line 272.2 feet to the point of beginning. ~~Also sometimes described as: All that part of the W 1/2 of the NE 1/4 and of the E 1/2 of the NW 1/4 of Section 3 T. 24 Range 12 East which lies North of the Rt. of way of the Montevallo-Columbiana highway, South of the rt. of way of the Southern Railroad, and East of the rt. of way of the Overhead bridge leading into Montevallo.~~ Description furnished by Grantors. The intent herein is to convey all of the property occupied by the Grantors as their home for many years and which was conveyed to Millard Smitherman by warranty deed on October 2, 1959 and recorded in Book 106 at page 560, Office of Probate Judge, Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL
09/16/1980 00:00:00 FILED/CERTIFIED

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 13th day of September, 1980.

WITNESS:

NOTARY SEAL, SHELBY CO.
I CERTIFY THIS

DEED WAS FILED

16 SEP 16 AM 10:04

(Seal)

(Seal)

(Seal)

Millard Smitherman

(Seal)

Earnestine Smitherman

(Seal)

Melford O. Cleveland

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, Melford O. Cleveland, a Notary Public in and for said County, in said State, hereby certify that Millard Smitherman, and wife, Earnestine Smitherman, whose name is are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day 13th of September, 1980, 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 13th day of September, A. D. 1980.

Form 11A-31

202 Hwy 25E
Montevallo, Ala.

Melford O. Cleveland
ary Public.