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Shelby Cnty Judge of Probate, AL
12/03/1980 00:00:00 FILED/CERTIFIED

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR.
STATE OF ALABAMA, SHELBY COUNTY.

Know all Men by These Presents,
That in consideration of Sixteen thousand (\$16,000.00) and no/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we, Earnest R. Lucas, Jr., and wife Dorothy M. Lucas
(herein referred to as grantors) do grant, bargain, sell and convey unto

Algie L. Compton Jr., and wife
Jerrie R. Compton

(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:

A lot or parcel of land lying and being situated partly in the Southwest Fourth of the Southwest Fourth and partly in the Southeast Fourth of the Southwest Fourth, all in Section 8, Township 24 North, Range 13 East, Shelby County, Alabama, described more particularly as follows: From the Northeast Corner of said Southeast Fourth of the Southwest Fourth, as point of beginning, run west along a fence and the north line of the Southeast Fourth of the Southwest Fourth, and the Southwest Fourth of the Southwest Fourth for 1766 feet to a point on the east right of way line of a paved county road; thence run south 66°-18' east along said road right of way line for 225 feet; run thence east and parallel to the north line for 1682 feet to a point on the east line of said Southeast Fourth of the Southwest Fourth; run thence along the east Quarter-Quarter line (a Fence) for 210 feet, and back to the point of beginning, and containing 8.3 acres, more or less.

The purchase price recited above was paid from a mortgage loan simultaneously herewith.

This instrument was prepared by
Morgan Reynolds
Reynolds & Reynolds, Attorneys
P. O. Box 70
Clanton, Alabama 35045

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 ~~we~~ (we) do, for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances: that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 and seal this 26th day of November, 19 80.

WITNESS:

Notary Public, 408-118
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT HAS FILED
DEC -3 AM 11:43

Earnest R. Lucas Jr.
Dorothy M. Lucas

STATE OF ALABAMA, CHILTON COUNTY.

Ladene E. Higgins, a Notary Public in and for said County, in said State, hereby certify that Earnest R. Lucas Jr. and wife Dorothy M. Lucas whose names are 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 26th day of November, A.D. 1980
Ladene E. Higgins
Notary Public.

STATE OF ALABAMA, CHILTON COUNTY.

SEPARATE ACKNOWLEDGEMENT BY WIFE
I, Ladene E. Higgins, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, before me the within named Dorothy M. Lucas who is known to me to be the wife of the within named Earnest R. Lucas Jr. who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.
Given under my hand and official seal this 26th day of November, 19 80.
Ladene E. Higgins
Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.

I, _____, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the _____ day of _____, 19 _____, and was recorded in Vol. _____ Record of Deeds, pages _____ on the _____ day of _____, 19 _____.
Record fee \$ _____
Judge of Probate.

THE STATE OF ALABAMA, CHILTON COUNTY.

I hereby certify that \$ _____ Privilege Tax has been paid on the within instrument as required by law.
Judge of Probate.

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