

This instrument prepared by

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Jefferson Land Title Services Co., Inc.
316 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- 187

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

That in consideration of Assumption of mortgage to United Federal Savings and Loan Association, recorded in Mtg. Book 397, Page 286 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, Barney R. Sanders, a single man (herein referred to as grantors) do grant, bargain, sell and convey unto

Larry G. Hardin and Linda S. Hardin

(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 10, Block 2 of Pine Hill Subdivision, Vincent, Alabama, as shown by plat recorded in the Office of the Probate Judge, Shelby County, Alabama, in Map Book 4, Page 45.

Subject to restrictions as set out on the plat of Pine Hill Subdivision recorded in Map Book 4, Page 45, in said Probate Office.



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Shelby Cnty Judge of Probate, AL
03/04/1981 00:00:00 FILED/CERTIFIED

BOOK 331 PAGE 493

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, I have hereunto set my hand(s) and seal(s), this 4th day of March 30 19 81.

WITNESS:

NOTARY PUBLIC SHELBY COUNTY ALABAMA
I CERTIFY THIS INSTRUMENT WAS FILED

1981 MAR 4 AM 9 30 (Seal)

Barney R. Sanders (Seal)
Barney R. Sanders

Judge of Probate (Seal)

STATE OF ALABAMA }
SHELBY COUNTY }

Rec. 150
1.00
0.50

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Barney R. Sanders, a single 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 4th day of March, A. D., 19 81.

Notary Public