

This instrument was prepared by

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Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 17481 • PHONE (205) 328-00

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100-----

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Minnie McConico and husband, Ned McConico

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

✓ George A. McConico and Mattie R. McConico

(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:

19810323000031500 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
03/23/1981 00:00:00 FILED/CERTIFIED

Two acres of land situated in the W $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 33, Township 18 South, Range 2 East and more particularly described as follows: Commence at the point of intersection of the East line of the above said quarter-quarter with the South line of the public road running from Highway No. 25 to Ned McConico House (which point is approximately 210 feet, more or less, South along said East line from the R/W of said Highway No. 25; for the point of beginning; thence run South along the East line of said West Half of said NW $\frac{1}{4}$ for a distance of 510.0 feet; thence turn an angle of 61 deg. 27 min. to right for a distance of 195.0 feet; thence turn an angle of 118 deg. 23 min. to the right for a distance of 510.0 feet to a point on the South side of the Public Road; thence turn an angle of 61 deg. 27 min. to the right and along the South side of said public road for a distance of 195.0 feet to the point of beginning.

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 23rd day of March, 19 81

WITNESS:

CLERK OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1981 MAR 23 PM 12:10 (Seal)

Judge of Probate (Seal)

Deed 3-0
Rec. 1-5-0
Jud. 1-0-0
3.00

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 Minnie McConico and husband, Ned McConico 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 23rd day of March, A. D., 1981.

FORM ALA-51
1-1-80

R. 1 Box 511
Vineyard Ala. 35178

W. R. Justice

Notary Public.