

This instrument prepared by
(Name) Milton G. Garrett, Attorney at Law

(Address) 2021 City Federal Building, Birmingham, Al. 35203

american 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 \$1.00 and other good and valuable consideration

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Dorothy L. Wills, a widow

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

✓ Donald W. Wills and Robbie T. Wills

(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:

Part of the S.E. 1/4 of the N.W. 1/4 of Section 14, Township 18 South, Range 1 East, more particularly described as follows:

Commence at the Southwest corner of the S. E. 1/4 of the N. W. 1/4 of Section 14, Township 18 South, Range 1 East, thence run West and along the south line for a distance of 1.79' feet, more or less, to a point on the east right of way of Shelby County Highway No. 45., thence run N 4°24'E and along said right of way for a distance of 399.73' feet to the point of beginning. Thence run N 0°18'39"W along said right of way for a distance of 152.76' feet, thence run N8°44'25"W and along said right of way for a distance of 207.81' feet, thence run N 43°17'35"E for a distance of 240.86' feet, thence run S 10°42'55"E for a distance of 512.14' feet, thence run S 80°26'25"W for a distance of 229.97' feet to the point of beginning.

Subject to ad valorem taxes for the current tax year and also subject to easement and restrictions of record, if any.

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Shelby Cnty Judge of Probate, AL
06/24/1981 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 ~~XX~~ do for myself ~~XXXXXX~~ and for my ~~XXXX~~ heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am ~~XXXXXX~~ lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I ~~XX~~ have a good right to sell and convey the same as aforesaid; that ~~XXXX~~ will and my ~~XXXX~~ 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 23rd day of June, 1981.

WITNESS:

Dorothy L. Wills
DOROTHY L. WILLS (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, Evelyn H. Walker, a Notary Public in and for said County, in said State, hereby certify that Dorothy L. Wills, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that I am informed of the contents of the conveyance and she executed the same voluntarily on the day the same were acknowledged.

Given under my hand and official seal this 23rd day of June, A. D., 1981.

R. 17304326-B1 Evelyn H. Walker
Shelby Co. AL 35714 Notary Public.