

1756

THIS INSTRUMENT PREPARED BY:

William E. Swatek

3400 Highway 31, South

Pelham, AL 35124

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

Shelby

COUNTY

Know All Men By These Presents,

That in consideration of Twenty-Five Thousand and 00/100 (\$25,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,

Robert and Grace Kendrick

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

Howard C. Wise, Jr. and Emily R. Wise

(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 part of the Northeast Quarter of Northwest Quarter of Section 23, Township 19 South, Range 2 West, being more particularly described as follows: Beginning at the Southwest corner of the Northeast Quarter of Northwest Quarter of Section 23, Township 19 South, Range 2 West, run Northerly along the West line of said 1/4-1/4 Section and the centerline of a 30-foot roadway 243.30 feet; thence turn right an angle of 89 degrees 26 minutes, 35 seconds and run Easterly 542.52 feet; thence turn right an angle of 42 deg. 24 min. 25 sec. and run Southeasterly 155.00 feet; thence turn right an angle of 118 deg. 57 min. and run Southwesterly 474.63 feet; thence turn right an angle of 22 deg. 09 min. 30 sec. and run Westerly along the centerline of a 30-foot roadway 210.0 feet to the point of beginning. Situated in the NE 1/4 of NW 1/4 of Section 23, Township 19 South, Range 2 West, Shelby County, Alabama.

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

1982 APR 19 PM 12:42

Deed 6.00
Rec. 1.50
Ind. 1.00
8.50

Thomas G. Snowden, Jr.
JUDGE OF PROBATE

Serial 419-942

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:

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 and seal S, this 17th day of April, 19 82

WITNESS:

Robert Kendrick
Grace Kendrick

State of ALABAMA

SHELBY

COUNTY

General Acknowledgement

I, hereby certify that Robert and Grace Kendrick whose names are signed to the foregoing conveyance, and who me on this day, that, being informed of the contents of the conveyance on the day the same bears date.

, a Notary Public in and for said County, in said State, known to me, acknowledged before me, executed the same voluntarily

Given under my hand and official seal this 17th day of April

Notary Public

FORM #ATC

Robert Kendrick
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