



american title insurance company

This instrument was prepared by 2119 - 3RD AVENUE NORTH • BIRMINGHAM, AL. 35203 • (205) 254-8080

(Name) CHURCH, TRUSSELL & ROBINSON, P. C.
(Address) 1904 Cogswell Avenue
Pell City, Alabama 35125

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

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

That in consideration of EIGHT THOUSAND AND NO/100-----(\$8,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Porter Goodwin and wife Janie Goodwin; Vessie Mae Anderson, a single person; Doris G. Weldon and husband Claude Weldon Sr.; Magdalene Howard and husband J. W. Howard (herein referred to as grantors) do grant, bargain, sell and convey unto

✓ J. Chester Goodwin and wife, Inez Goodwin

(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:

Commencing at the NW corner of the NE 1/4 of the NE 1/4 of Section 36, Township 18 South, Range 1 East, Shelby County, Alabama, and run South along the west line of said 1/4-1/4 Section a distance of 210 feet to the point of beginning; thence turn left and run along the South line of the land conveyed to Porter Goodwin in deed recorded in Deed Book 323, Page 178, in the Probate Office of Shelby County, Alabama, to a point on the West right of way line of Shelby County Highway No. 55; then turn right and run Southwesterly along said right of way line to a point, said point being the NE corner of the land conveyed to James Chester Goodwin in deed recorded in Deed Book 323, Page 184, in the Probate Office of Shelby County, Alabama; then turn right and run West along the North line of said James Chester Goodwin land a distance of 993 feet, more or less, to the West line of said 1/4-1/4 Section; then turn right and run North along the West said 1/4-1/4 Section; a distance of 210 feet, more or less, to the point of beginning.
Situating in Shelby County, Alabama.

The above grantors and grantees being all the heirs of Lillian Goodwin and J. E. Goodwin, deceased.

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 6th day of July, 1982.

XXXXXX

MAGDALENE HOWARD

J. W. HOWARD

PORTER GOODWIN

JANIE GOODWIN

VESSIE MAE ANDERSON

DORIS G. WELDON

CLAUDE WELDON, SR.

General Acknowledgment

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Porter Goodwin and wife, Janie Goodwin 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 6th day of July, A. D., 1982.

B.T. 12

Notary Public.

