

This instrument was prepared by

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Columbiana, Alabama 35051

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 Two Thousand One Hundred Fifty and no/100----- DOLLARS

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

(herein referred to as grantors) do grant, bargain, sell and convey unto
✓ Leon P. Lovett and Geraldine Lovett

(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:

Lots 19, 20 and 21 according to Central Hills Subdivision in the town of Wilsonville, Alabama, as shown by map recorded in Map Book 4, page 44 in the Probate Office of Shelby County, Alabama.

Subject to restrictive covenants and conditions filed for record on March 29, 1960 in Map Book 4, page 52 in Probate Office.

BOOK 343 PAGE 586

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 21st day of July, 1973.

WITNESS:
Nellie Cunningham (Seal)
Nellie Cunningham (Seal)
J. Thomas P. ... (Seal)
JUDGE OF PROBATE (Seal)

Deed TAX 250
Rec 1.50
Just 1.00
5.00

1982 NOV 12 AM 10:12

STATE OF ALABAMA }
Shelby COUNTY } General Acknowledgment

I, Martha B. Joines, a Notary Public in and for said County, in said State, hereby certify that Nellie Cunningham, a widow whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, 21st July, 1973, the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of July, A. D., 1973.
Martha B. Joines
Notary Public.

