

This instrument was prepared by

689

TITLE NOT EXAMINED

(Name) Bruce M. Green, Attorney

(Address) P. O. Box 766, Alabaster, AL 35007

Form 1-1-5 Rev. 1-86

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

Tax Value- \$500.00

That in consideration of that certain Will probated in the Probate Court of ~~XXXXXX~~ Shelby County, Alabama, of Mary Reed, deceased,

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

Eddie Reed, Administrator of the Estate of Mary Reed,

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

Willie Bell Reed, an unmarried woman, and Mary Alice Reed, an unmarried woman

(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:

That part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$, Section 19, Township 22, Range 3 West. Begin on the west line of Charley Wynn proe-rtty at an iron stake and run North along said west line a distance of 334 to the right of way of the Old Montevallo and Tuscaloosa road, thence west along the south line of said road a distance of 150 feet, thence south a distance of 334 feet, thence east a distance of 150 feet to the point of beginning. Containing a fraction over one acre. Map of which is recorded in the Office of the Probate Judge of Shelby County in Map Record, 3, Page 49, L. E. Shaw addition to the town of Aldrich, Alabama, Shelby County.

44

PAGE

163

BOOK

1. Deed Tax \$ 50
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 4.00

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 day of 19 87

WITNESS:

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

1987 DEC -9 AM 11:55

Thomas A. Shaw (Seal)
JUDGE OF PROBATE (Seal)

Eddie Reed (Seal)
Eddie Reed, Administrator
Estate of Mary Reed, deceased (Seal)

STATE OF XXXXXXXX

Y COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Eddie Reed, as Administrator of the Estate of Mary Reed, deceased, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29 day of Sept. A. D. 1987

At 4 Box 47

Mabel C. McHugh
Notary Public.