

1276

This instrument was prepared by
Harrison, Conwill, Harrison & Justice
(Name) Attorneys at Law
P.O. Box 557
(Address) Columbiana, Alabama 35051



WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

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

That in consideration of One Dollar and no/100----- (\$1.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Jack F. Watts, Jr., a divorced man; and Beverly Ann Watts, a divorced woman
(herein referred to as grantors) do grant, bargain, sell and convey unto
Stanley E. Watts and Linda D. Watts

(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:

Commence at the Northeast corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 1, Township
20 South, Range 1 West, Shelby County, Alabama; thence run South along the East
line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 210 feet to the point of beginning;
thence continue South along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of
30 feet; thence turn right and run West 390 feet; thence turn right and run
North parallel to the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 30 feet; thence turn right
and run East 390 feet to the point of beginning. Situated in the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$
of Section 1, Township 20 South, Range 1 East, Shelby County, Alabama.

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GRANTEES' ADDRESS

Rt. 1, Box 68-E
Columbiana, AL 35051

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 13th
day of April, 1988

WITNESS:

(Seal)

(Seal)

(Seal)

Jack F. Watts, Jr. (Seal)

(Seal)

Beverly Ann Watts (Seal)

General Acknowledgment

STATE OF ALABAMA }
SHELBY COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Beverly Ann Watts, a divorced woman,
who is signed to the foregoing conveyance, and who is known to me, acknowledged before me
on this 13th day of April, 1988, that, being informed of the contents of the conveyance she executed the same voluntarily
on the same date.

Given under my hand and official seal this 31 day of December, A. D., 1981

Form ALA-31

W. R. Justice
Notary Public.

SEE REVERSE SIDE FOR ADDITIONAL ACKNOWLEDGMENT

STATE OF ~~TEXAS~~ ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jack F. Watts, Jr., a divorced man, 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 13th day of April, 1988.



William R. Justice
Notary Public

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

1988 APR 18 PM 3:00

Thomas A. Schuchman
JUDGE OF PROBATE

1. Deed Tax \$ 50
2. Mtg. Tax
3. Recording Fee 500
4. Indexing Fee 100
TOTAL 650

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APR 18 1988

Return to:

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

Recording Fee \$
Deed Tax \$

This form furnished by

Jefferson Land Title Services Co., Inc.

316 21ST NORTH & P.O. BOX 19481 • PHONE (205) 328-8070
BIRMINGHAM, ALABAMA 35201

AGENTS FOR
Mississippi Valley Life Insurance Company