

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR.
STATE OF ALABAMA, **SHELBY COUNTY.**

14-01-02

Know all Men by These Presents,
That in consideration of One Dollar (\$1.00) and NO/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged ~~by~~ I,
Howard Martin, a single man,
(herein referred to as grantors) do grant, bargain, sell and convey unto

J. O. Littleton and Frances M. Littleton

(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 right-of-way for private road 50 feet in width lying and being across the North portion of the Southwest Quarter of the Southeast Quarter of the Southeast Quarter, Section 10, Township 24-North, Range 13-East, Shelby County, Alabama.

It being the intention to hereby convey a 50 foot right-of-way running Easterly-Westerly and across the North portion of said ten acres.

ADDRESS OF GRANTEES: P.O. Box 606
Calera, Alabama 35040

Inst # 1993-29841

09/28/1993-29841
11:49 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 8.50

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 ~~(husband)~~ and for my ~~(wife)~~ heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am ~~owner~~ lawfully seized in fee simple of said premises; that they are free from all encumbrances; that I ~~own~~ have a good right to sell and convey the same as aforesaid; that I ~~will~~ and my ~~(wife)~~ 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 and seal, this day of January, 1993.

WITNESS:

Morgan Reynolds

Howard L Martin

STATE OF ALABAMA, CHILTON COUNTY.

I, Morgan Reynolds, a Notary Public in and for said County, in said State, hereby certify that Howard Martin, a single 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 day of January, A.D. 19 93.

Morgan Reynolds

Notary Public.

STATE OF ALABAMA, CHILTON COUNTY.

SEPARATE ACKNOWLEDGEMENT BY WIFE

I, _____, a Notary Public in and for said County, in said State, hereby certify that on the date hereof, came before me the within named who is known to me to be the wife of the within named who, being examined separate and apart from the husband, touching her signature to the within conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on the part of the husband.

Given under my hand and official seal this day of _____, 19 _____

Notary Public.

THE STATE OF ALABAMA, CHILTON COUNTY.

I, _____, Judge of the Probate Court of said County, hereby certify that the foregoing conveyance was filed for registration in this office on the _____ day of _____ This instrument was prepared by and was recorded in Vol. _____ Record of Deeds, pages _____ on the _____ Morgan Reynolds, 19 _____

Record fee \$ _____

Reynolds & Reynolds, Attorneys
P. O. Box 70
Clanton, Alabama 35045

THE STATE OF ALABAMA, CHILTON COUNTY.

I hereby certify that \$ _____ Privilege Tax has been paid on the within instrument as required by law.

Judge of Probate.