

This instrument prepared by:
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WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Seventy Five Thousand and no/100 (\$75,000.00) Dollars to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **Ray Quillen, a ~~WIDOWED~~ man** (herein referred to as grantor), grant, bargain, sell and convey to **Geri Knox and Casey Knox** (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:

Lot 14, according to the Survey of Brandywine, First Sector, as recorded in Map Book 7, Page 7, in the Judge of Probate of Shelby County, Alabama.

This conveyance is made together with and subject to any and all easements, covenants, restrictions, reservations and rights of way appearing of record and/or affecting the subject property.


The grantor herein certifies that the above described property constitutes no part of his present marital homestead.

Sherry C. Quillen, a prior grantor is 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 do for myself and for my heirs, executors, and administrators covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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.

Shelby County, AL 01/17/2019
State of Alabama
Deed Tax: \$75.00


20190117000018580 1/2 \$93.00
Shelby Cnty Judge of Probate, AL
01/17/2019 09:23:26 AM FILED/CERT

