

(Name).....

(Address).....

Form 1-1-5 Rev. 1-66

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,

That in consideration of One Thousand Nine Hundred Forty and No/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Paul Blaine Long and wife, Janice Long

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

M. B. Gannaway and wife, Mary A. Gannaway

(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 9, according to the Survey of Spring Garden Estates, Second Addition, as recorded in Map Book 5, Page 12, in the Office of the Judge of Probate of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to easements and building set back line as shown by record plat.

Subject to restrictions, conditions and limitations recorded in Volume 245, Page 297, said restrictions contain no reversionary clause, in the aforesaid office.

Subject to easements to Alabama Power Company recorded in Volume 101, Page 519, Volume 180, Page 288, Volume 219, Page 734 and Volume 220, Page 358, in the office aforesaid.

Subject to easements to Alabama Power Company and Southern Bell Telephone and Telegraph Co. recorded in Volume 219, Page 374, in the aforesaid office.

Subject to easements and rights to State Highway Department recorded in Volume 134, Page 249, in the aforesaid office.

Subject to ad valorem taxes for the current year, due and payable October 1, 1971.

Grantees herein assume and agree to pay, according to the terms thereof, that certain mortgage give by Paul Blaine Long and wife, Janice Long to Cobbs, Allen and Hall Mortgage Company, Inc. recorded in Volume 312, Page 248, and assigned to Colonial Life Insurance Company recorded in Volume 260, Page 104; and also that certain mortgage given to Leonard Hulquist, II and wife, Mary Frances Hulquist recorded in Volume 312, Page 252, and assigned to General Electric Credit Corporation recorded in Volume 259, Page 128, in the aforesaid office.

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 22nd day of March, 1971

WITNESS:



19710401000012390 1/1 \$ .00

Shelby Cnty Judge of Probate, AL

04/01/1971 12:00:00 AM FILED/CERT

(Seal)

(Seal)

(Seal)

Paul Blaine Long

Janice Long

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul Blaine Long and wife, Janice Long whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of March, A. D., 1971

Emily Williams

Notary Public.