

This instrument was prepared by

(Name) John C. Hensley

(Address) 524 North 21st St., B'ham, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

126 - 124

STATE OF ALABAMA }  
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighteen Thousand Two Hundred - - - - - and NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Frances B. Bruce, an unmarried woman  
(herein referred to as grantors) do grant, bargain, sell and convey unto

Harold Wayne Brown and wife, Edith S. Brown

(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 2, according to the survey of Blueberry Estates,  
as recorded in Map Book 5, Page 72, in the Probate  
Office of Shelby County, Alabama.  
Mineral and mining rights excepted.

(\$18,200.00 of the purchase price recited above was paid  
from mortgage loan closed simultaneously herewith).

19721006000049830 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
10/06/1972 12:00:00 AM FILED/CERT

REC. DEED & INSTR. AS SHOWN ABOVE  
1972 OCT 16 PM 12:45  
J. C. HENSLEY  
NOTARY PUBLIC  
SHELBY COUNTY, ALABAMA

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 3rd day of October, 1972.

WITNESS:

(Seal) Frances B. Bruce (Seal)  
(Seal) (Seal)  
(Seal) (Seal)

STATE OF ALABAMA }  
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Frances B. Bruce, an unmarried woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of October, A. D., 1972.

John C. Hensley  
Notary Public.

BOOK 276 PAGE 624