W E B Homebuilders, Inc. to the undersigned grantor, a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant bargin, sell and convey unto Donald H. Hosey and Barbara D. Hosey, his wife

(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 Lot 4 according to Indian Valley, Third Sector as recorded in Map Book 5, page 97, in the Probate Office of Shelby County, Alabama.

- 1. Taxes due in the year 1973 which are a lien but not due and payable until October 1st, 1973.
- 2. Easement and building line as shown by recorded map.
- 3. Restrictions contained in Mis. Record 1, page 72, in the Probate Office of Shelby County, Alabama
- 4. Easement to Alabama Power Company recorded in Volume 102, page 55; Volume 119, page 297; Volume 107, page 121; Volume 102, page 53; Volume 103, page 43 and Volume 104, page 213,, in said Probate Office.
- 5. Mineral and mining rights and rights incident thereto recorded in Volume 181, page 385, in said Probate Office.

A mortgage in the amount of \$35,000.00 to be held by Home Federal Savings and Loan Assn. TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then 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 said GRANTOR does for itself, its successors and assigns, convenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that is has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its said PRESIDENT James T. McClain who is authorized to execute this conveyance, has hereto set its signature and seal, the the 2nd day of

Lully By Courses J. Millelanin President

, a Notary Public in and for said the underweigh

county in said state, hereby certify that I among Towns in the continued President of the WEB Home band Calary Inc. whose name as

a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the