James J. Odom, Jr. 620 North 22nd Street Birmingham, Alabama

ALABAMA TITLE CO., INC. WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

State of Alabama

SHELBY

COUNTY

Know All Men By These Presents,

mty 355-205

That in consideration of Forty-three Thousand, Four Hundred, Fifty and No/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we.

Benjamin F. Glass and wife, Betty N. Glass,

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

Jerome E. Ritchie and Linda E. Ritchie

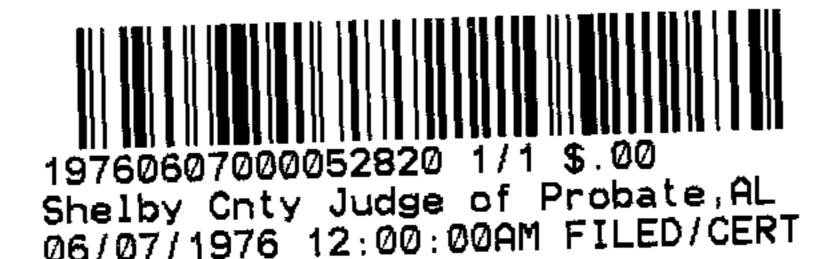
(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated County, Alabama to-wit: Shelby

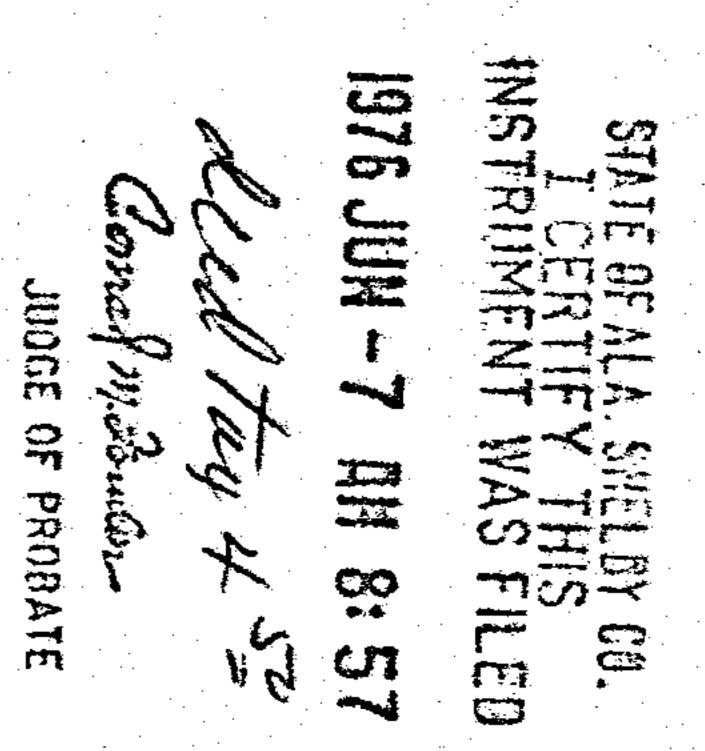
Lot 39, according to Survey of Valley Forge, as recorded in Map Book 6, Page 60, in the Probate Office of Shelby County, Alabama. Situated in the Town of Alabaster, Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Restrictive covenants and conditions filed for record in Misc. Book 12, Page 756; (3) A 35 foot building set back line from Colonial Drive as shown by record plat; (4) Utility easement across West side of said lot as shown on recorded map; (5) Permit to South Central Bell Telephone Company recorded in Deed Book 294, Page 582.

\$ 3 = 600 = of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK





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 X (we) do, for MXXXXX (ourselves) and for MX (our) heirs, executors, and administrators covenant with the said GRANTEES. their heirs and assigns, that Xxxx (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

that X (we) have a good right to sell and convey the same as aforesaid; that X (we) will and XXY (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

handand seal S our

this 3

WITNESS:

whose name s

, 1976.

Benjamin 7. Glass

Benjamin F. Glass

they

State of ALABAMA

COUNTY )

General Acknowledgement

JEFFERSON

the undersigned hereby certify that Benjamin F. Glass and wife, Betty N. Glass, signed to the foregoing conveyance, and who are

, a Notary Public in and for said County, in said State,

known to me, acknowledged before executed the same voluntarily

meon this day, that, being informed of the contents of the conveyance on the day the same bears date.

ary Public

Given under my hand and official seal this

are