

This instrument was prepared by

2793

(Name) Charles D. Reaves

(Address) 201 Office Park Drive, Birmingham, Alabama 35223

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

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-nine thousand seven hundred (\$79,700) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, John C. Miller and Monique M. Miller, husband and wife

(herein referred to as grantors) do grant, bargain, sell and convey unto Charles C. McLane and Edna J. McLane

(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 11, Block 9, according to the survey of Kerry Downs, as recorded in Map Book 5, pages 135 and 136 in the Probate Office of Shelby County, Alabama, said premises having the present street address of 3321 Shetland Trace, Inverness.

\$70,000 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 303 PAGE 286

19770106000001640 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/06/1977 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1977 JAN -6 PM 1:17
Deed \$79,700
General Acknowledgment
JUDGE OF PROBATE

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 5th day of January, 1977

WITNESS:

Witness signatures: C. D. Reaves, Patrick Phatter

Grantor signatures: John C. Miller, Monique M. Miller

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Notary Public in and for said County, in said State, hereby certify that John C. Miller and Monique M. Miller whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 5th day of January, A. D., 1977

Notary Public signature: Notary Public