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This instrument was prepared by...

(Name) WILLIAM J. WYNN

(Address) 621 CITY FEDERAL BUILDING, BIRMINGHAM, ALA. 35203

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA } KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY }

That in consideration of FORTY FOUR THOUSAND AND NO/100 DOLLARS (\$37,000.00 of the above consideration being in the form of mortgage assumed).

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

ARTHUR I. SMITH, AN UNMARRIED MAN (herein referred to as grantors) do grant, bargain, sell and convey unto

TIMOTHY A. PACK AND WIFE, PAMELA V. PACK

(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 County, Alabama to-wit:

Lot 7, Block 5, except the west 7 feet thereof survey of Green Valley Second Sector, as recorded in Map Book 6, page 21, in the Probate Office of Shelby County, Alabama.

Subject to:

- 1. Ad Valorem taxes due and payable October 1, 1978.
2. Easements, building lines, restrictions and agreements of record.
3. Mortgage dated May 19, 1976, executed by Lawrence D. Southerland, Jr., and Linda H. to Engel Mortgage Company, Inc., in the principal amount of \$37,400.00 filed for record May 21, 1976 and recorded in Volume 354, page 724, in the Probate Office of Shelby County, Alabama, and subsequently assigned back to Engel Mortgage Company, Inc., recorded in Misc. Volume 17, page 462, in said Probate Office, which grantees assume and agree to pay.

BOOK 310 PAGE 961

Barcode with text: 19780313000031460 1/1 \$.00 Shelby Cnty Judge of Probate, AL 03/13/1978 12:00:00AM FILED/CERT

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 7th day of March, 1978.

WITNESS: STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED (Seal) 1978 MAR 13 AM 10:32 (Seal)

Signature of Arthur I. Smith (Seal) ARTHUR I. SMITH (Seal)

Signature of Thomas A. Snowden, Jr. (Seal) JUDGE OF PROBATE

STATE OF ALABAMA } SHELBY COUNTY }

Recd 7.00 Dec mtg. 354-724 Rec. 1.50 Ind. 1.00 General Acknowledgment 9.50

I, WILLIAM J. WYNN, a Notary Public in and for said County, in said State, hereby certify that ARTHUR I. SMITH, AN UNMARRIED MAN 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 he has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of March, A. D., 1978.

WILLIAM J. WYNN ATTORNEY AT LAW 621 CITY FEDERAL BUILDING BIRMINGHAM, ALABAMA 35203

Signature of Notary Public Notary Public.