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This instrument was prepared by
Frank K. Bynum, Attorney

(Address) 3410 Independence Drive, Birmingham, Alabama 35209

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

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

That in consideration of TWENTY SEVEN THOUSAND FIVE HUNDRED AND NO/100-----(\$27,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Blonnie Faye Beard and husband, Harwood Beard; Shawood Dunn and wife, Sue Dunn; Connie Kathleen Edmunds and husband, Boyd Russell Edmunds; Martha Dunn, an unmarried woman (herein referred to as grantors) do grant, bargain, sell and convey unto

Thomas David Hereford and Reba Joy Hereford

(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:

Commence at the Northwest corner of the Northwest quarter of the Southwest quarter of Section 20, Township 20 South, Range 2 West, Shelby County, Alabama, thence easterly along the north line of said quarter-quarter 129.79 feet to the point of beginning of the property being described, thence continue along last described course 203.52 feet to a point, thence 99 -39' right 160.60 feet to a point thence 107 -54' right 119.80 feet to a point, thence 2 -08' left 81.78 feet to a point, thence 15 -14' right 52.40 feet to a point on the south right of way line of Shelby County Highway Number 11, thence 90 -03' right and along said right of way line 47.92 feet to the point of beginning.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$25,000.00 of the purchase price recited above was paid from purchase money mortgage closed simultaneously herewith.

19780803000101300 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1978 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, we have hereunto set our hand(s) and seal(s), this day of , 19 78.

WITNESS:
Blonnie Faye Beard (Seal)
Blonnie Faye Beard
Harwood Beard (Seal)
Harwood Beard
Shawood Dunn (Seal)
Shawood Dunn

Martha Dunn (Seal)
Martha Dunn
Sue Dunn (Seal)
Sue Dunn
Connie Kathleen Edmunds (Seal)
Connie Kathleen Edmunds
Boyd Russell Edmunds (Seal)
Boyd Russell Edmunds

Virginia
STATE OF ALABAMA }
WVRFORK COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Connie Kathleen Edmunds and husband, Boyd Russell Edmunds 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of A. D., 19 78

Notary Public.

STATE OF ALABAMA
~~JEFFERSON~~ SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Blonnie Faye Beard and husband, Harwood Beard 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of July 1978.

Charlotte Kay Evans
Notary Public
My Commission Expires: ~~XXXXXX~~
4-16-80

STATE OF ALABAMA
~~JEFFERSON~~ COUNTY
Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Shawood Dunn and wife, Sue Dunn 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of July 1978.

Charlotte Kay Evans
Notary Public
My Commission Expires: ~~XXXXXX~~
4-16-80

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Martha Dunn, an unmarried woman whose name is signed to the foregoing conveyance, and who is known to me, acknowledge 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 31st day of July 1978.

Franklin B. G.
Notary Public
My Commission Expires: 11-20-80

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED

1978 AUG -3 AM 9:37

JUDGE OF PROBATE

Deed 2.50
Rec. 5.50
Ind. 1.00
900

Security 381-299

19780803000101300 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/03/1978 12:00:00AM FILED/CERT

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BYNUM & BYNUM, ATTORNEYS
3410 INDEPENDENCE DRIVE
SUITE 100
BIRMINGHAM, ALABAMA 35202

RETURN TO

Martha Dunn, et al

TO

Thomas David Hereford and wife,

Reba Joy Hereford

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM

meticom

REALTY TITLE DIVISION
2025 4TH AVENUE NORTH
BIRMINGHAM, ALABAMA

B.T.1