

This instrument was prepared by

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(Name) CLAIRBORNE P. SEIER, ATTORNEY AT LAW

(Address) 3349 MONTGOMERY HIGHWAY, BIRMINGHAM ALABAMA 35209

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 Sixty-Three Thousand and no/100 (\$63,000.00)-----DOLLARS

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

Bruce A. Perry and wife, Patricia C. Perry
(herein referred to as grantors) do grant, bargain, sell and convey unto
William S. Bradley, III and Carolyn H. Bradley

(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 2, Block 1, according to the Surve of Cahaba Valley Estates, Second Sector, as recorded in Map Book 5, page 93, in the Probate Office of Shelby County, Alabama.

Subject to restrictions, easements, rights of way and building lines of record.

Subject to taxes for 1979.

\$50,400.00

of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Barcode and recording information: 19790522000062660 1/1 \$.00 Shelby Cnty Judge of Probate, AL 05/22/1979 12:00:00AM FILED/CERT

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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 (we) do for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 16th day of May, 1979.

WITNESS: STATE OF ALA. SHELBY CO. I CERTIFY THIS DEED WAS FILED IN THE OFFICE OF THE JUDGE OF PROBATE ON MAY 22 AM 8:29 (Seal)

(Seal) BRUCE A. PERRY (Seal) PATRICIA C. PERRY (Seal)

Deed 13.00 Rec. 1.50 Ind. 1.00 15.50 Sec mty. 391-844

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, Claiborne P. Seier, a Notary Public in and for said County, in said State, hereby certify that Bruce A. Perry and wife, Patricia C. Perry 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 16th day of May, A. D., 1979. CLAIBORNE P. SEIER ATTORNEY AT LAW 3349 MONTGOMERY HIGHWAY BIRMINGHAM ALABAMA 35209 Notary Public.