This instrument was prepared by

(Name) Lamar Ham 1294

(Address) 1933 Montgomery Highway

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

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

That in consideration of Ten Thousand Nine and 08/100---------- DOLLARS

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

George David Smith and wife, Patricia Ann Smith

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

Bernice Annette Crocker

(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, in Block 3, according to the survey of Oak Mountain Estates, as recorded in Map Book 5, Page 57, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

And as further consideration the grantees herein expressly assume and promise to pay that certain mortgage to Real Estate Financing, Inc., recorded in Volume 371, page 502, in said Probate Office, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

BOOK 321 PAGE 71

19790730000096810 1/1 $.00
Shelby Cnty Judge of Probate, AL
07/30/1979 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 26th day of July, 19 79.

WITNESS: STATE OF ALA. SHELBY CO. I CERTIFY THIS

(Seal) George David Smith (Seal)

1979 JUL 30 AM 9: 19 (Seal) (Seal)

(Seal) Patricia Ann Smith (Seal)
JUDGE OF PROBATE Patricia Ann Smith

Rec 1.50
Index 1.00
Tax 8 10.50

STATE OF ALABAMA
Jefferson COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that George David Smith and wife, Patricia Ann Smith 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 26th day of July A. D., 19 79.

Lamar F. Ham III
Notary Public.

LAW OFFICES, MARMOUS, WILDER DOKS & GORDON, ATTORNEYS
[illegible]
BIRMINGHAM, ALABAMA 35203