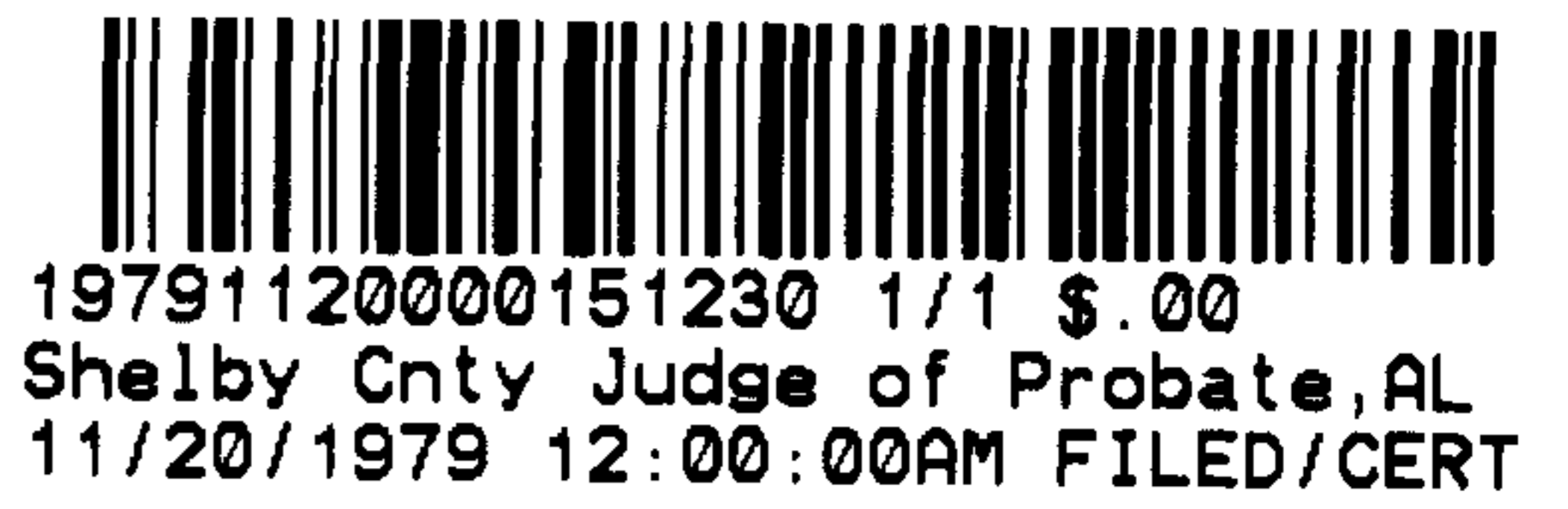


This instrument was prepared by

720



(Name) Louis Fleisher, Attorney at Law

(Address) 529 Brown-Marx Building, Birmingham, Alabama 35203

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 \$1,000.00 and the execution to grantor of a purchase DOLLARS money mortgage in the principal amount of \$10,875.00,

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

Fred H. Friedman and wife, Brenda Friedman

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

Marvin Wellborn and Linda Wellborn

(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 southwest corner of the SE 1/4 of the NE 1/4 of Section 1, Township 21 South, Range 1 East, thence run north along the west line of said 1/4 - 1/4 Section a distance of 462.35 feet to the point of beginning; thence continue north along the west line of said 1/4 - 1/4 Section a distance of 150.00 feet; thence turn an angle of 88 deg. 22 min. to the right and run a distance of 319.91 feet; thence turn an angle of 91 deg. 38 min. to the right and run a distance of 150.00 feet; thence turn an angle of 88 deg. 22 min. to the right and run a distance of 319.91 feet to the point of beginning; situated in the SE 1/4 of the NE 1/4 of Section 1, Township 21 South, Range 1 East.

Together with the right of ingress and egress over and along that certain road being 40 feet in width along the southerly portion of above lot, being 20 feet off the south line of above lot and 20' off the north line of the lot lying immediately south of the above described lot. Right of ingress and egress over and across said roadway was reserved by the prior owners, Hobert Lee and Lenora E. Lee in deed recorded in Deed Book 275 Page 494 in Probate Office.

Subject to: Transmission Line Permit to Alabama Power Company dated April 20, 1942, recorded in Deed Book 113 Page 291 in Probate Office; Easement for right of ingress and egress reserved, etc as shown by Deed Book 275 Page 494 in Probate Office; Ad valorem taxes for the current tax year.

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 12th day of NOVEMBER, 1979

WITNESS:

STATE OF ALABAMA SHELBY CO. JUDGE OF PROBATE (Seal)

Fred H. Friedman (Seal)

Fred H. Friedman

Brenda Friedman (Seal)

Brenda Friedman

3-20 PM (Seal) 16 (Seal)

STATE OF ALABAMA

STATE OF ALABAMA
JEFFERSON COUNTY

Deed 1.00
Rec. 1.50
Sub. 1.00
3.50

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Fred H. Friedman and wife, Brenda Friedman 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 12th day of NOVEMBER, A. D., 1979

Marvin S. Wells Notary Public. My commission expires Feb. 24, 1983

BOOK 323 PAGE 449

Marvin Wellborn R. 1 Box 23-E