

THIS INSTRUMENT PREPARED BY:

James M. Tingle, Attorney at Law

912 City Federal Building

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

Shelby COUNTY

Know All Men By These Presents,

That in consideration of \$10.00 and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,
Fred B. First, an unmarried man

(herein referred to as grantors) do grant, bargain, sell and convey unto Larry L. First and wife, Linda C. First,

(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 37, according to Indian Valley, Second Sector as recorded in Map Book 5, page 75, in the Probate Office of Shelby County, Alabama.

And as a further part of the consideration herein, the Grantees assume and agree to pay the balance of that certain mortgage heretofore executed by Fred B. First in favor of Home Federal Savings & Loan Association recorded in Real Volume 331, page 227, Office Judge of Probate, Shelby County, Alabama.

BOOK 323 PAGE 959

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

1979 DEC 20 AM 8:46

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

19791220000164570 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/20/1979 12:00:00AM FILED/CERT

Deed 10.00

Rec. 1.50

Ind. 1.00

12.50

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:

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 and seal, this 22nd day of August, 1979.

WITNESS:

Fred B. First

Fred B. First

State of Alabama

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned
hereby certify that Fred B. First, an unmarried man,
whose name is signed to the foregoing conveyance, and who
me on this day, that, being informed of the contents of the conveyance
on the day the same bears date.

, a Notary Public in and for said County, in said State,

is known to me, acknowledged before
executed the same voluntarily

Given under my hand and official seal this 22nd day of August, A.D., 1979.

Form 3091

Notary Public

Barrett & Jingle