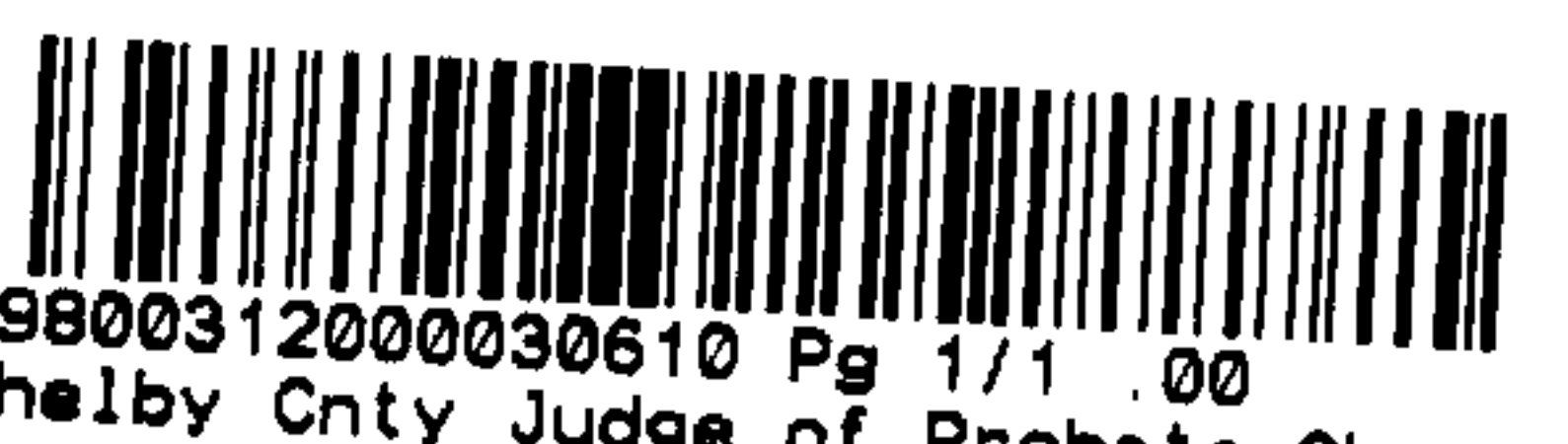


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Shelby Cnty Judge of Probate, AL
03/12/1980 00:00:00 FILED/CERTIFIED

This instrument was prepared by
(Name) WILLIAM J. WYNN, ATTORNEY AT LAW
(Address) 3400 MONTGOMERY HIGHWAY, PELHAM, ALABAMA 35124

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

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

That in consideration of Sixty-Three Thousand and No/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James J. Askin and wife, Susan L. Colley Askin,
(herein referred to as grantors) do grant, bargain, sell and convey unto

James E. Maddox, Jr. and wife, Susan E. Maddox,
(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 38, according to the map and survey of Kingwood, as recorded in
Map Book 6, Page 40 in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

- 1. Ad valorem taxes due and payable October 1, 1980.
- 2. Building setback lines, permits, easements, restrictions, covenants and conditions of record.

BOOK 325 PAGE 429

\$ 56,700.⁰⁰ of the purchase price recited above was paid from a mortgage
loan closed simultaneously with delivery of this deed.

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 March, 1980

See Mtg 401-411

WITNESS:
deed tax 6.50
rec 1.50
and 1.00
9.00

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
1980 MAR 12 AM 9:12
JUDGE OF PROBATE

James J. Askin (Seal)
JAMES J. ASKIN
Susan L. Colley Askin (Seal)
SUSAN L. COLLEY ASKIN
(Seal)

CALIFORNIA
STATE OF ~~MISSISSIPPI~~
COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that James J. Askin and wife, Susan L. Colley Askin,
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 March, A. D. 1980

W. J. Wynn
3400 Montgomery Highway

William J. Wynn
Notary Public.