

This instrument was prepared by

(Name) John N. Ferree, Jr., Attorney at Law

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Shelby Cnty Judge of Probate, AL
08/12/1980 00:00:00 FILED/CERTIFIED

(Address) P. O. Box 1007, Alabaster, Alabama 35007

Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of SIXTY TWO THOUSAND SEVEN HUNDRED AND NO/100 (\$62,700.00) ----DOLLARS

to the undersigned grantor, LANGSTON & GRIFFIN CONSTRUCTION, INC. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

BYROM WAYNE BENEFIELD AND WIFE, SANDRA S. BENEFIELD

(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 COUNTY OF SHELBY, STATE OF ALABAMA TO-WIT:

Lot 14, according to the Survey of Park Forest Subdivision, First Sector,
as recorded in Map Book 7, Page 155, in the Office of the Judge of Probate
of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

Mineral and mining rights excepted.

\$60,000.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

BOOK 327 PAGE 910

1980 AUG 12 PM 3:11 Deed 3.00
Rec. 1.50
Ind. 1.00
5.50
See mtg. 404-712

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid, and that it will and
its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Vice President, Benny Griffin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of August 19 80.

ATTEST:

LANGSTON & GRIFFIN CONSTRUCTION, INC.

By Benny Griffin President

Secretary

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Benny Griffin
whose name as Vice President of Langston & Griffin Construction, Inc.
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being
informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation.

Given under my hand and official seal, this the 8th

day of August 19 80.

Notary Public