

This instrument was prepared by

(Name) James B. Morton, Morton & Maples

(Address) 1716 14th Avenue South, Birmingham, Alabama 35205

WARRANTY DEED-

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy Nine Thousand Five Hundred Seventy Four and 24/100 Dollars
(\$79,574.24)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

WAYLON E. BLAIR and wife, SHIRLEY M. BLAIR

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

KENNETH E. PETERS and wife, KAY R. PETERS

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 26, Block 2, according to the survey of Wooddale,
Third Sector, as recorded in Map Book 5, Page 133 in
the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama

Mineral and mining rights excepted

Partial consideration for this deed is the assumption of a first mortgage with a
principle balance of \$49,574.24 and recorded in mortgage book 348, page 123 and
also Judge of Probate of Jefferson County, Alabama and the execution of a second
mortgage in the principle amount of \$20,000.00 which mortgage is recorded
simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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 hands(s) and seal(s), this 27th
day of December, 1985.

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

1986 JAN -9 AM 9:25

JUDGE OF PROBATE

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Waylon E. Blair and Shirley M. Blair
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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 27th day of December, A. D., 1985.

Notary Public