

This form furnished by:

**Cahaba Title, Inc.**

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This instrument was prepared by:

(Name) Courtney H. Mason, JR.

(Address) PO Box 360187

Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Billy E. Mitchell

(Address) 1036 Henry Drive

Alabaster, Alabama 35007

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**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixteen Thousand Eight Hundred Sixty and no/100th (\$16,860.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Jerry Glenn Yancy and wife, Carol Joyce Yancy

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

Billy E. Mitchell and wife, Earlene C. Mitchell

(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 36, according to the Survey of Scottsdale, First Addition, as recorded in Map Book 7, Page 14, in the Office of the Judge of Probate of Shelby County, Alabama; situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

And as further consideration, the herein grantees expressly assume and promise to pay that certain mortgage to AmSouth Bank, N.A. as recorded in Mortgage Book 445, Page 503 in the Probate Office of Shelby County, Alabama, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

BOOK 193 PAGE 52

1. Deed Tax \$             
2. Mtg. Tax 17.00  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 20.50

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 for 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 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 6th day of JUNE, 19 88.

WITNESS

STATE OF ALA. SHELBY  
I CERTIFY THIS  
INSTRUMENT WAS FILED

(Seal)

88 JUL -7 PM 2:14

(Seal)

(Seal)

Jerry Glenn Yancy (Seal)  
Carol Joyce Yancy (Seal)

(Seal)

STATE OF ALABAMA  
SHELBY

COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jerry Glenn Yancy and Carol Joyce Yancy whose name s 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 6th day of June A.D., 19 88

3/10/91 2-25-91

My Commission Expires:

Judy D. Knight  
Notary Public