

This instrument prepared by
Frank E. Butler, Jr.
510 No 21st St., Birmingham, Ala.

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One thousand and no/100ths (\$1,000.00) DOLLARS to the undersigned grantor and other good and valuable consideration, the receipt whereof is acknowledged, we,

Lever G. Gravlee and wife, Frances M. Gravlee

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

Robert E. Campbell, Jr. and Norma N. Campbell

(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 7 Block 1 according to Indian Springs, Sector II, a subdivision of E $\frac{1}{2}$ of NW $\frac{1}{4}$, N $\frac{1}{2}$ of NE $\frac{1}{4}$ and SW $\frac{1}{4}$ of NE $\frac{1}{4}$, Section 29, Township 19 South, Range 2 West, being more particularly described as follows: Commence at the NE corner of NW $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 29, Township 19, Range 2 West, and run thence south along the East line of said $\frac{1}{4}$ - $\frac{1}{4}$ section a distance of 479.20 feet to the point of beginning of the lot herein conveyed; thence continue south along the east line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section 250.0 feet; thence turn an angle of 90 deg. to the right and run west 508.59 feet; thence turn an angle of 133 deg. 1 min. to the right and run northerly 149.94 feet; thence turn an angle of 33 deg. 50 min. to the left and run northerly 93.67 feet to a point; thence turn an angle to the right of 73 deg. 50 min. and run easterly 394.39 feet to the east line of said $\frac{1}{4}$ - $\frac{1}{4}$ Section to the point of beginning. There is excepted herefrom the right of way for Indian Crest Drive.

This conveyance is subject to restrictive covenants and conditions same as in Indian Springs Ranch; dated 9-25-58 recorded in Deed Book 195, page 467, and amended on 2-26-63 recorded in Book 224, page 436; also to Transmission Line Permits to Alabama Power Co. as follows: (1) From Alabama Fuel and Iron Company dated 4-11/46 recorded Deed Book 124 page 493 and from Lever G. Gravlee at al dated 12-20-60 recorded Deed Book 214 page 631.

Title to minerals underlying caption property with mining rights and privileges thereto belonging is not conveyed herewith.

As a part of the consideration herein Grantees have executed a purchase money mortgage to the Grantors in the amount of Thirty-nine hundred fifty and no/100ths (\$3950.00) Dollars.

Frances M. Gravlee and Frances Gravlee are one and the same person.



TO HAVE AND TO HOLD to the said GRANTEES for and during their 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 1st day of March, 1967.

STATE OF ALABAMA
I CERTIFY THIS INSTRUMENT WAS FILED
1967 MAR -2 AM 9:08
REC. BIC. & PAGE AS SHOWN
U.C.C. FILE NUMBER 120
Com. of 12/20/61
JUDGE OF PEACE

Lever G. Gravlee (Seal)
Lever G. Gravlee
Frances M. Gravlee (Seal)
Frances M. Gravlee

7 (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Sam S. Romano, a Notary Public in and for said County, in said State, hereby certify that Lever G. Gravlee and wife, Frances M. Gravlee 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 1st day of March, A. D., 1967.

Sam S. Romano -
Notary Public.