

This instrument was prepared by Jerry B. Voigt of 3010 3040 Montgomery Highway, Homewood, Alabama.

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 FIVE THOUSAND, TWO HUNDRED and NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Robert Corbett Higginbotham and wife, Mary Patricia Higginbotham
(herein referred to as grantors) do grant, bargain, sell and convey unto
PAUL J. STEPHENS and wife, LOLA STEPHENS

(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:

Commence at the northwest corner of the NE¹/₄ of the SE¹/₄ of Section 29, Township 19 South, Range 2 West, thence westerly along the north line of the NW¹/₄ of SE¹/₄ of Section 29, Township 19 South, Range 2 West, for 10 feet to the right of way line of a public road, thence 91 degrees 26' 15" and run southerly along the East right of way line of said public road for 50.02 feet, the point of beginning, thence continue along last stated course 260.36 feet, thence 90 degrees 38' 40" to the left for 407.45 feet, thence 89 degrees 19' 00" left for 245.51 feet, thence 88 degrees 35' 50" left for 407.71 feet to the point of beginning. Said parcel of land lying in the N¹/₄ of the SE¹/₄ of Section 29, Township 19 South, Range 2 West, Shelby County, Alabama.

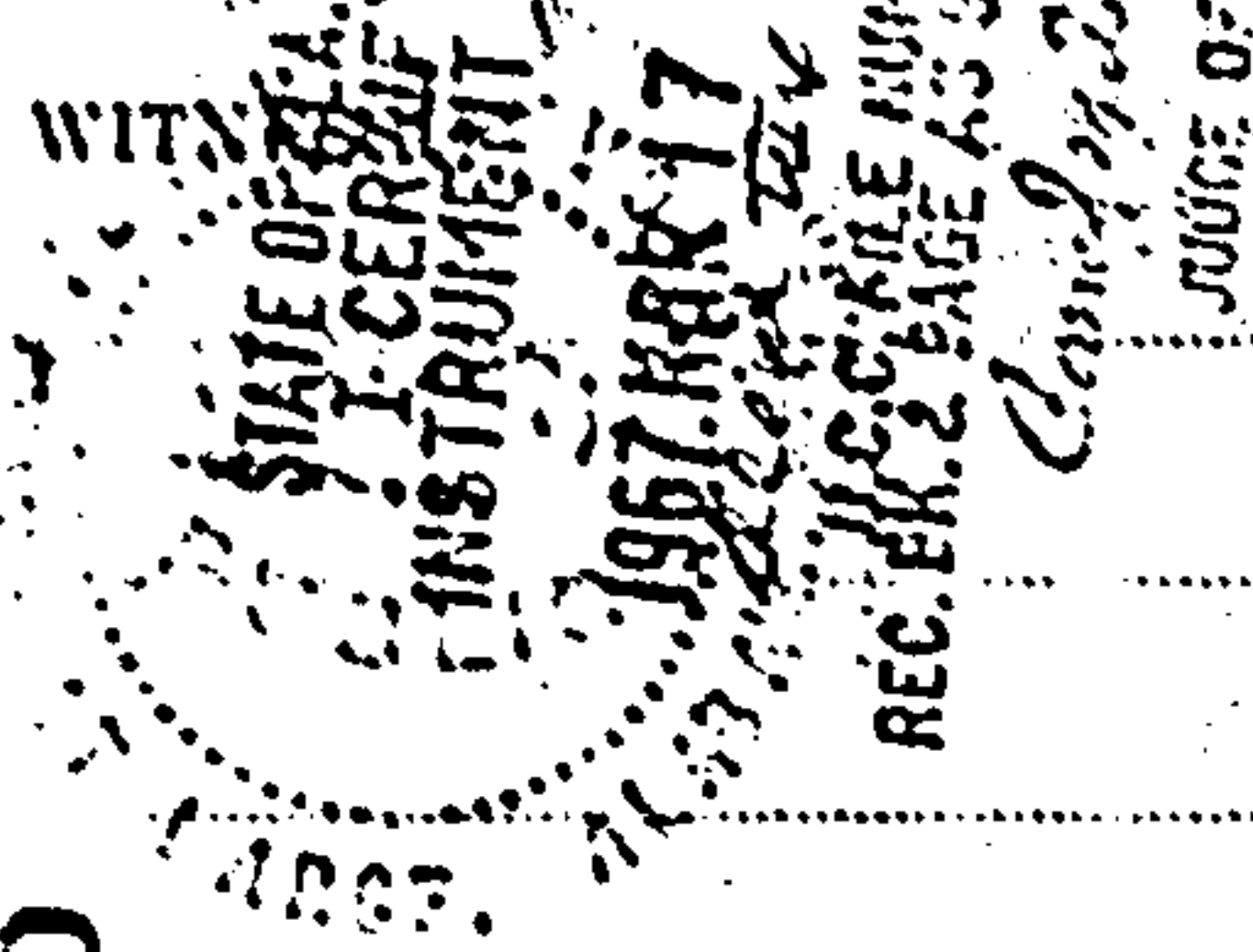
Subject to: Ten foot easement along the West line of the NE¹/₄ of the SE¹/₄ of Section 29, Township 19 South, Range 2 West, to Alabama Power Company as shown by instrument recorded in Deed Book 214, Page 624, in the Probate Office of Shelby County, Alabama; Ten foot easement along the East line of the NW¹/₄ of the SE¹/₄ of Section 29, Township 19 South, Range 2 West, to Alabama Power Company as shown by instrument recorded in Deed Book 214, Page 637, in said Probate Office; Restrictions and limitations as to the use of the property as shown by instrument recorded in Deed Book 195, Page 467, in said Probate Office.



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 10th day of March, 1967.



Robert Corbett Higginbotham (Seal)
(Robert Corbett Higginbotham)

Mary Patricia Higginbotham (Seal)
(Mary Patricia Higginbotham)

General Acknowledgment

STATE OF ALABAMA
Jefferson COUNTY)

the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert Corbett Higginbotham and wife, Mary Patricia Higginbotham 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 10th day of March, A. D. 1967.

Jerry B. Voigt
Notary Public.