

This instrument was prepared by

10142

(Name) WALLACE & ELLIS, Attorneys

(Address) Columbiana, Alabama

Form 1-1-5 Rev. 1-66

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

STATE OF ALABAMA } KNOW ALL MEN BY THESE PRESENTS,
SHELBY COUNTY }

One thousand dollars

That in consideration of DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
James D. Swan and wife, Kathleen Swan

(herein referred to as grantors) do grant, bargain, sell and convey unto
Arthur E. Nelson and Betty J. Nelson

(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:

Beginning at the SW corner of the SE₄ of the NE₄ of Section 2,
Township 22 South, Range 4 West; thence run due north 380 feet
this being the point of beginning; thence run due east 210 feet;
thence run due north 210 feet; thence run due West 210 feet;
thence run South 210 feet to point of beginning.

STATE OF ALABAMA, SHELBY CO.
REC. DEED TAX 1.00
JANUARY 18 1968
U.C.C. FILED
REC. DEED TAX 1.00
JANUARY 18 1968

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
day of May, 1968

WITNESS:

James D. Swan (Seal)
Kathleen Swan (Seal)

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BOOK 253

STATE OF MONTANA }
COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that James D. Swan and wife, Kathleen Swan
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 9th day of May, 1968 A. D., 1968

Gertrude V. Hall
Notary Public.