

\$2400.00 over Mortgage

This instrument was prepared by

1383

(Name) M. L. GWALTNEY

Jefferson Land Title Service Co., Inc.

(Address) 433 Frank Nelson Building
Birmingham, Alabama 35203

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty nine thousand nine hundred and no/100-----DOLLARS
(\$29,900.00)

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Thurlene VanHoy, an unmarried woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Jack Henry Miller and Patricia S. Miller

(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: From the NW corner of the
NE 1/4 of SE 1/4 of Section 34, Township 20 South, Range 3 West, run Easterly along
the North boundary line of said NE 1/4 of SE 1/4 of Section 34, Township 20 South,
Range 3 West, for 362.23 feet; thence turn an angle of 132 deg. 45' to the right
and run Southwesterly 287.0 feet to the point of beginning of the land herein des-
cribed and conveyed; thence turn an angle of 90 deg. to the left and run South-
easterly 200.0 feet; thence turn an angle of 90 deg. to right and run Southwesterly
81.85 feet; thence turn an angle of 61 deg. 01' 30" to the right and run North-
westerly 219.15 feet to a point on the arc of a curve having the following charac-
teristics; Intersection angle of 57 deg. 57', the radius being 65.3 feet and the
length of curve being 66.05 feet; thence run Northerly along the arc of said curve
33.03 feet to the point of tangency of said curve; thence run Northeasterly along
the tangent of said curve for 156.3 feet to point of beginning. This land being
part of the NE 1/4 of the SE 1/4 of Section 34 Township 20 South, Range 3 West,
and being 0.65 acres more or less.

\$27,500.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.

Subject to reservation of mineral rights with mining rights and privileges,
also easements and rights of way of record.

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 (do) do for myself and for my heirs, executors, and administrators covenant with the said GRANTEES,
their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand(s) and seal(s), this 30th

day of January, 1969

STATE OF ALABAMA
JEFFERSON COUNTY
1969 FEB - 6 PM
U.C.C. FILE NUMBER
REC. BK. & PAGE AS SHOWN
JUDGE OF PROBATE

Thurlene VanHoy (Seal)
Thurlene VanHoy (Seal)
Thurlene VanHoy (Seal)
Thurlene VanHoy (Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Thurlene VanHoy, an unmarried woman
whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance she executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 30th day of January, A. D., 1969

Norman L. Collins
Notary Public

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