

This instrument was prepared by

(Name) **Doris T. Trimm**

(Address) **3420 Sierra Drive**

Form 1-1-7 Rev. 1-56

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF **Shelby**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **THIRTY TWO THOUSAND ONE HUNDRED and NO/100-----Dollars**
(\$32,100.00)

to the undersigned grantor, **Trimm Const. Co., Inc.**, a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Lewis B. Beard Jr. & wife Mary Nell Beard

(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**

**Lot 1 Block 11 of the First Addition to the Second Sector of Indian
Hills as recorded in Map Book 5 Page 7 in the Office of the Judge of Probate.**
Shelby County, Alabama.

Mineral & mining rights excepted.

27,000.00 of the above purchase price is paid from a mortgage loan
closed simultaneously herewith.

STATE OF ALABAMA, SHELBY CO.
INSTRUMENT NO. 1969-11-1
1969 APR -1 PM 2:59
U.C.C. FILE NUMBER CP
REC. BY & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, **except as above stated**

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, **William H. Trimm**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the **6th** day of **MARCH** 19 **69**

ATTEST:

Trimm Const. Co., Inc.
By William H. Trimm President

Secretary

STATE OF Alabama
COUNTY OF **Shelby**

I, the undersigned
State, hereby certify that **William H. Trimm**
whose name as President of **Trimm Const. Co., Inc.**
a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation,

a Notary Public in and for said County in said

Given under my hand and official seal, this the **6th** day of

MARCH 19 **69**
Detty L. Hooper
Notary Public

BOOK 257 PAGE 328