

This instrument was prepared by

(Name) Wallace & Ellis, Attorneys

(Address) Columbiana, Alabama

Form 1-1-A Rev. 1-68

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 TWO THOUSAND, FIVE HUNDRED AND NO/100 (\$2,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Ernest Falkner, Jr. and wife, Sarah Falkner

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

Johnny Leroy Lowe, Jr. and wife, Jean Foster Lowe

(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 25 in Shelby Shores, First Addition, according to map of said Shelby Shores, First Addition, recorded in the Probate Office of Shelby County, Alabama in Map Book 5, page 29.

SUBJECT to same restrictions as shown in the Probate Office of Shelby County, Alabama in Deed Book 223, page 9.

Subject to transmission line permit to Alabama Power Company and Southern Bell Telephone & Telegraph Company recorded in said Probate Office in Deed Book 225, page 453.

STAFF OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
IN BOOK 342 PAGE 350
ON AUG 21 1969 11:09
REC. BK. 342 PAGE 350
U.C. FILE NUMBER 19-
JUDGE OF COURTS

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 5th day of August, 1969.

WITNESS:

(Seal)
(Seal)
(Seal)

Ernest Falkner Jr. (Seal)
Sarah Falkner (Seal)
Also Known As: Sarah Falkner (Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ernest Falkner, Jr. and Sarah Falkner, 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 5th day of August, A. D., 1969.

Lannie L. Linder
Notary Public.

BOOK 260 PAGE 342