

This instrument was prepared by

(Name) WALLACE & ELLIS, Attorneys

(Address) Columbiana, Alabama

Form 1-1-7 Rev. 1-66

CORPORATION FORM WARRANTY DFED, 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 ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION

to the undersigned grantor, Borinquen Farm, 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

John Henry Roberts, Jr. and wife, Laura Lou Roberts

(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 No. 7, Block 2, according to Arden Subdivision of the Town of Montevallo, Alabama, as recorded in the Probate Office of Shelby County, Alabama, in Map Book 3, page 64.

STATE OF ALA. SHELBY CO.
CERTIFY THIS
INSTRUMENT WAS FILED
1970 SEP 1 PM 2:41
U.C.C. FILED IN ALABAMA
REC. DIV. & PAID AS SHOWN ABOVE
Conservation

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 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 encumbrances,

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 B. Surface
who is authorized to execute this conveyance, has hereto set its signature and seal, this the August 19 70.
BORINQUEN FARM, INC.

ATTEST:

June C. Surface
June C. Surface Secretary

By William B. Surface
William B. Surface President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned
State, hereby certify that William B. Surface
whose name as President of
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,

Borinquen Farm, Inc.

a Notary Public in and for said County in said

Given under my hand and official seal, this the 26 day of August 1970.

Dwight W. Harper
Notary Public