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This instrument was prepared by

(Name) Faye Brehmer

(Address) Birmingham, 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 }  
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred and no/100 (\$100.00) Dollars DOLLARS  
And other valuable considerations  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Deer Springs Estates, Inc., an Alabama Corporation  
(herein referred to as grantors) do grant, bargain, sell and convey unto  
Ross P. Scudder and wife Margret L. Scudder  
(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 23 Deer Springs Estates, Inc., as recorded in Map Book 5, Page 55  
in the office of the Probate Judge of Shelby County.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
Rec'd July 27  
1970 NOV -3 PM 2:15  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
Conrad M. Scudder  
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 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 17th  
day of August, 1970

WITNESS:

.....(Seal) J. H. Dickey, President.....(Seal)

.....(Seal) H. R. McBride, Secretary-Treasurer.....(Seal)

.....(Seal)

STATE OF ALABAMA }  
Shelby COUNTY } General Acknowledgment

I, Norma F. Brehmer, a Notary Public in and for said County, in said State,  
hereby certify that J. H. Dickey and H. R. McBride  
whose name 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 17th day of August

Norma F. Brehmer  
Notary Public  
My Commission Expires 10-11-70

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