

THIS INSTRUMENT WAS PREPARED BY: Faye Brehmer, 233 Westwood Drive, Birmingham, Ala. 35215
LAND TITLE COMPANY OF ALABAMA
BIRMINGHAM, ALABAMA
(Name) ...ROSS P. Scudder and Wife, Margaret L. Scudder.....
(Address) ..RR #1...Box 115-H...Semmesville Road...Siluria, Alabama.....

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

State of Alabama
SHELBY County

That in consideration of One Hundred ----- Dollars
and other considerations.

to the undersigned grantor, Deer Springs Estates, 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

ROSS P. Scudder and Wife, Margaret 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

Lots 22 and 29 Deer Springs Estates, Inc., First addition as recorded in Map Book 5,
Page 55, Columbiana, Alabama, Shelby County.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
JAN 12 3:34 PM
U.C.C. FILE NUMBER OR
BOOK & 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 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 it is law-
fully seized in fee simple of said premises, that they are free from all encumbrances,

that is 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 for-
ever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its PRESIDENT J. H. Dickey
who is authorized to execute this conveyance, has hereto set its signature and seal, the the 5th day of
January, 19 71.

ATTEST:

H. R. M. Bird
Secretary

By J. H. Dickey
J. H. Dickey, President

State of Alabama
SHELBY County

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I, Faye Brehmer, a Notary Public in and for said
county in said state, hereby certify that J. H. Dickey
whose name as President of the Deer Springs Estates, 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.

Given under my hand and official seal, this the 5th day of January, 1971.

Faye Brehmer
Notary Public.