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See Mtg 317-273

This instrument was prepared by



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Shelby Cnty Judge of Probate, AL
05/04/1971 12:00:00 AM FILED/CERT

(Name)

(Address)

Form 1-15 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 Twenty-Six Hundred, Thirty & 89/100 ----- DOLLARS
and assumption of a mortgage recorded in Book 289, page 492 and a purchase money mortgage of \$4,100.00

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Ernest W. Pierson, a single man & his mother, Olga D. Pierson, a widow
(herein referred to as grantors) do grant, bargain, sell and convey unto

Aris Merijanian & wife, Jeanette L. Merijanian

(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:

All that part of the W $\frac{1}{2}$ of the SE $\frac{1}{4}$ lying West and South of the Centerline
of the Southern Railroad and North of Shoal Creek. Also, all that part
of the E $\frac{1}{2}$ of the SW $\frac{1}{4}$ lying West and South of the Centerline of the Southern
Railroad and North of Shoal Creek. All in Section 5, Township 24 North,
Range 12 East, Shelby County, Alabama.

Conveyance is made subject to:

Any rights claimed under the railroad right of way across property granted
by deed from Washington W. McGaughy to Alabama Coal Mining Company
on 9/13/1861, as shown at Deed Book "M", page 728, in the Probate Records
of Shelby County, Alabama.

Title to portion of Shoal Creek lying in SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 5, Township
24, Range 12 East, lying between the center of said Creek and the South
line thereof.

Grantees herein, agree to assume & pay that certain mortgage from Ernest
W. Pierson, an unmarried man and Olga D. Pierson, a widow, to Jesse E.
Miller and Jean Hodo Miller, dated 8/15/64, recorded in Mortgage Book
289, page 492, in the Probate Records of Shelby County, Alabama.

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 K(we) do for ~~XXXX~~ (ourselves) and for ~~XX~~ (our) heirs, executors, and administrators covenant with the said GRANTEES,
their heirs and assigns, that ~~XXX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that K(we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (we) will and ~~XX~~ (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
day of 24 April, 1971

WITNESS:

Deed Book 289, Page 492, May 4, 1971

STATE OF ALABAMA
SHELBY COUNTY

STATE OF ALABAMA
JEFFERSON COUNTY

(Seal)

(Seal)

(Seal)

Ernest W. Pierson

Olga D. Pierson

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Ernest W. Pierson, a single man & his mother, Olga D. Pierson, a widow
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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 24 day of April, A. D., 1971.

K. Stecca Brown

My Commission Expires 7-5-74

Notary Public.