

This instrument was prepared by

(Name) Mary E. Stark
2233-4th Avenue North
(Address) Birmingham, Alabama.

Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, 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 Seventeen Thousand and no/100 - - - - - Dollars

to the undersigned grantor, Realty Brokers, 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

Ronald C. Burns and Sandra K. Burns

(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, State of Alabama, to-wit:

Lot 8, in Block 1, according to the Survey of Armstrong Estates, First Sector, as recorded
in Map Book 5, at page 19, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to reservation of all minerals as shown by instrument recorded in Deed Volume 103,
at page 100, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to easement and front building set back restriction as shown by map recorded in Map
Book 5, at page 19, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to restrictions as shown by instrument recorded in Deed Volume 244, at page 215, and
as amended by instrument recorded in Deed Volume 262, page 529 and Deed Volume 262, at page
841, in the office of the Judge of Probate of Shelby County, Alabama.

Subject to right of way to Alabama Power Company as shown by instrument recorded in Deed
Volume 52, at page 285, Deed Volume 136, at page 538, Deed Volume 118, at page 302, Deed
Volume 241, at page 345 and Deed Volume 206, at page 175, in the office of the Judge of
Probate of Shelby County, Alabama.

Subject to Right of way to Alabama Power Company and Southern Bell Telephone and Telegraph
Company as shown by instrument recorded in Deed Volume 248, at page 215, Deed Volume 262,
at page 17, in the office of the Judge of Probate of Shelby County, Alabama.

As a part of the consideration of this conveyance, the grantee herein assumes and agrees to
pay the state, county and city taxes for the current tax year ending September 30, 1971.

\$16,800.00 of the purchase price cited above was paid from mortgage loan
made simultaneously herewith.

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 con-
tingent 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 encum-
brances, unless otherwise noted above, 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. Except as herein specifically set out,

presents to be executed in its name by R.P. Sexton, its President, its signature to be attested
IN WITNESS WHEREOF, the said GRANTOR, Realty Brokers, Inc., has caused these/
seal affixed by William H. Francis, its Secretary, both of whom are thereunto duly authorized
this the 21st day of July, 1971.

REALTY BROKERS, INC.,

By

Its

STATE OF ALABAMA
COUNTY OF JEFFERSON

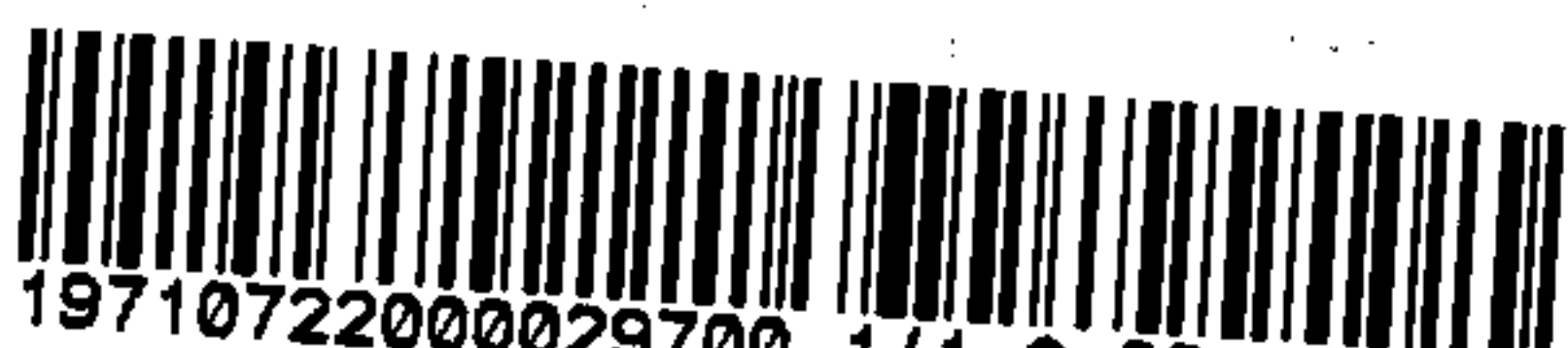
Mary E. Stark

a Notary Public in and for said County

State, hereby certify that R. P. Sexton and William H. Francis,
whose names are President and Secretary, respectively, of Realty Brokers, Inc.,
a corporation, are 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, they as such officers 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 21st day of July 1971.

Mary E. Stark
Notary Public



19710722000029700 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/22/1971 12:00:00 AM FILED/CERT