

(Name) Wallace, Ellis & Fowler

(Address) Columbiana, Alabama 35051

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, 3977

That in consideration of FIVE THOUSAND AND NO/100 (\$5,000.00) DOLLARS

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

Margaret Christie, an unmarried woman

(herein referred to as grantors) do grant, bargain, sell and convey unto

Arnold Monroe Bean and wife, Doris Bounds Bean

(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 16 as described on the map of the 1971 Addition to Shelby Shores, as recorded in the Probate Office of Shelby County, Alabama in Map Book 5, page 96.

SUBJECT TO: Restrictions as shown of record in the Probate Office of Shelby County, Alabama in Miscellaneous Book 1, page 62.

SUBJECT TO Transmission line permit to Alabama Power Company and Southern Bell Telephone & Telegraph Company recorded in said Probate Office in Deed Book 274, page 130;

SUBJECT TO Transmission line permits to Alabama Power Company recorded in Deed Book 151, page 91 in said Probate Office; in Deed Book 225, page 918 and 921.

SUBJECT TO Rights acquired by Alabama Power Company by deed recorded in said Probate Office in Deed Book 253, pages 116 and 120.

BOOK 279 PAGE 276

19730320000015280 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/20/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
DEED BOOK 279 PAGE 276
1973 MAR 20 PM 12:15

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, I have hereunto set my hand(s) and seal(s), this February 73.
day of February, 1973.

WITNESS:

(Seal)
(Seal)
(Seal)

(Seal)
(Margaret Christie)
(Seal)
(Seal)

TEXAS
STATE OF ~~ALABAMA~~
Orange COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Margaret Christie 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of February, A. D., 1973.

Margaret C. Carter
Notary Public.