

(Name) Jim McClain Realty Company, Inc.
(Address) 3166 Cahaba Heights Plaza, Birmingham, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED. JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS. See Mtg 330-314

That in consideration of Forty thousand eight hundred fifty and no/100 -----(40,850.00) DOLLARS

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

John B. Foster and Barbara Ann Foster, his wife
(herein referred to as grantors) do grant, bargain, sell and convey unto

Joseph B. Burns and Linda R. Burns, his wife
(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 36 according to Indian Valley, Third Sector as recorded in Map Book 5, page 97, in
the Probate Office of Shelby County, Alabama.

Subject to all easements and restrictions of record, if any.

A mortgage in the amount of \$36,700.00 to be held by Jefferson Federal Savings and Loan
Association.

\$36,700.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously with delivery of this deed.

STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ON

April 17 19 73 8:30 AM

RECORDED & \$ MTG. TAX

\$ 4.50 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

19730417000020810 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/17/1973 12:00:00 AM FILED/CERT

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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 ~~X~~ (we) do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES,
their heirs and assigns, that ~~KAM~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that ~~XX~~ (we) have a good right to sell and convey the same as aforesaid; that ~~K~~ (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 11th
day of April, 19 73

WITNESS:

_____(Seal) John B. Foster _____(Seal)
_____(Seal) _____(Seal)
_____(Seal) Barbara Ann Foster _____(Seal)
Barbara Ann Foster

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that John B. Foster and wife, Barbara Ann Foster
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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 11th day of April A. D. 19 73

Notary Public.