

State of Alabama

JEFFERSON

COUNTY

Know All Men By These Presents,

See Mtg 332-420

This instrument was prepared by:
JAMES J. OGDON, JR., Attorney
620 North 2nd Street
Birmingham, Alabama 35203

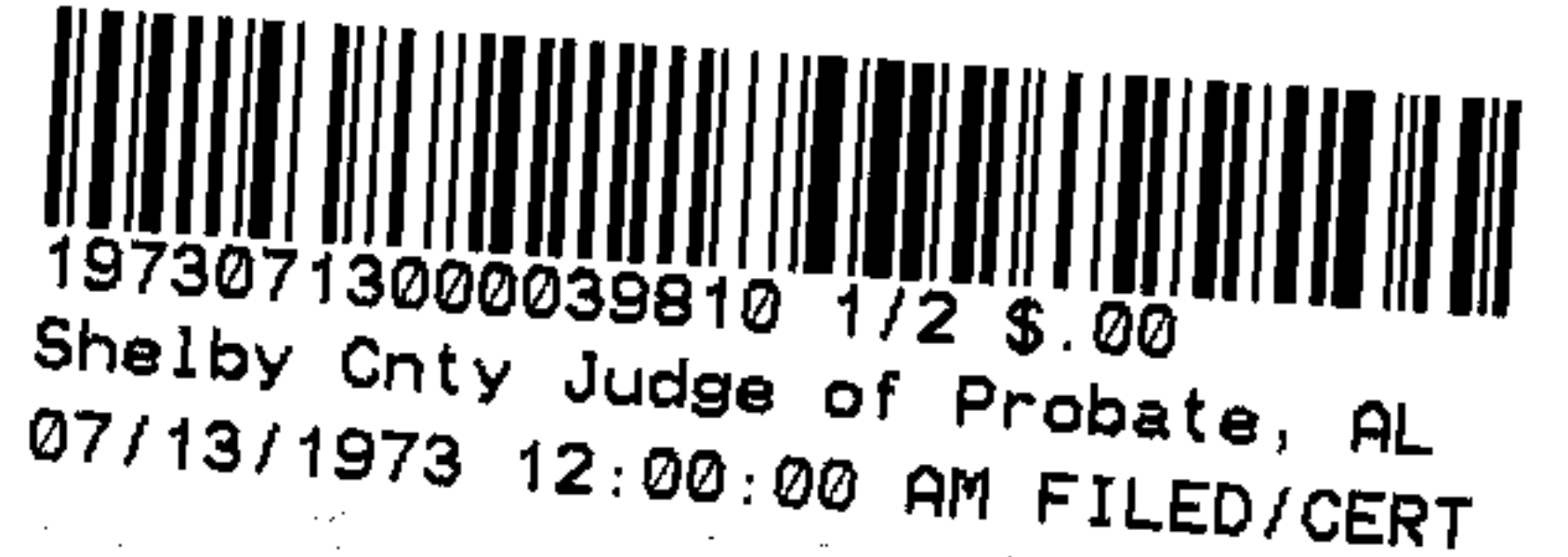
That in consideration of Twenty-One Thousand Five Hundred and No/100-----DOLLARS

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

acknowledged we, Billy W. Bramblett and wife, Lamoine W. Bramblett

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

Jerry C. Chance and wife, Janie M. Chance



(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:

A part of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 21, Township 20, Range 3 West, more particularly described as follows: Beginning at the SE corner of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$ and run South 89° 15' West along the South line of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$ a distance of 114 feet to the point of beginning; thence continue South 89° 15' West along the South line of said NE $\frac{1}{4}$ of NE $\frac{1}{4}$ a distance of 135 feet; thence turning an angle to the right run North 46° 43' West a distance of 100.9 feet, more or less, to the South side of the Montevallo and Helena Public Road; thence run North 44° 18' East along the South side of said Montevallo-Helena Public Road a distance of 137 feet; thence turning an angle to the right run in a Southeasterly direction and in a straight line a distance of 200 feet, more or less, to the point of beginning on the South side of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 21, Township 20, Range 3 West. ALSO the right to construct a water line under a 4-foot strip of land described as commencing at the SE corner of the NE $\frac{1}{4}$ of NE $\frac{1}{4}$ of Section 21, Township 20, Range 3 West, and thence run South 89° 15' West a distance of 37.33 feet to the point of beginning; thence continue South 89° 15' West a distance of 76.7 feet; thence turning an angle to the right run North 46° 43' West a distance of 4 feet; thence run North 89° 15' East a distance of 76.7 feet, more or less, to the East line of that certain lot conveyed by W. T. Strickland and wife, Lucille Strickland to W. T. Booth, in Deed Book 149, Page 61, in the Office of the Judge of Probate of Shelby County, Alabama; thence run South 4° 51' East a distance of 4 feet, more or less, to the point of beginning.

Subject to the following: (1) Taxes due in the year 1973, which are a lien but not due and payable until October 1, 1973; (2) Right of way to Shelby County, Alabama, as shown by instrument recorded in Volume 155, Page 383, in the Probate Office of Shelby County, Alabama; (3) Easement as set forth in Volume 226, Page 400, in the Probate Office of Shelby County, Alabama.

\$20,400.00 of the purchase price recited above was paid from a mortgage loan closed 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 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:

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, we have hereunto set our hand and seal, this 5th day of July, 1973.

WITNESS:

Billy W. Bramblett
Billy W. Bramblett
Lamoine W. Bramblett
Lamoine W. Bramblett

SHANNON, HANCOCK, COOK, HARRISON & JOHNSON
620 North 22nd Street
Birmingham, Alabama 35208

RETURN TO

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

This form furnished by

ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

1.50
2.15

LOUISVILLE TITLE INSURANCE
COMPANY

P.O. BOX 1865 LOUISVILLE, KENTUCKY 40201

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Billy W. Bramblett and wife, Lamoine W. Bramblett
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 5th day of July A. D., 1973.

Virginia T. Lwin

Notary Public

281 PAGE 301
BOOK 281
STATE OF ALABAMA
SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
JUL 13 1973
8:48 AM

U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Corral of Probate
JUDGE OF PROBATE

COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State,
hereby certify that
whose name signed to the foregoing conveyance, and who known to me, acknowledged before
me on this day, that, being informed of the contents of the conveyance executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this day of A. D., 19

19730713000039810 2/2 \$.00
Shelby Cnty Judge of Probate, AL
07/13/1973 12:00:00 AM FILED/CERT

Notary Public

State of

COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State,
hereby certify that
whose name as of
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, this the day of 19

Notary Public