

This instrument was prepared by

(Name) Elaine H. Connell 8904
(Address) 2121 Cahaba Valley Road, Shelby County, Alabama.

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,

That in consideration of TWELVE THOUSAND AND NO/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
WOODARD S. SETZER and wife, CAROLYN KAY SETZER
(herein referred to as grantors) do grant, bargain, sell and convey unto

ROY T. PRESTON, JR. and MARGIE E. PRESTON
(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 7, in Block 1, according to "Cherokee Hills" Subdivision
as shown by map recorded in Map Book 5, Page 3, in the Probate
Office of Shelby County, Alabama.

Subject to: Restrictive covenants and conditions filed for
record on October 6, 1964, in Deed Book 233, Page 53 and
amended February 22, 1965, in Deed Book 239, Page 786. A 75-
foot building setback line from Palomino Trail and a 50-foot
setback from Pinto Lane. Transmission line permit to Alabama
Power Company dated January 16, 1957 and recorded in Deed Book
186, Page 222, in Probate Office. Transmission line permit to
Alabama Power Company and Southern Bell Telephone and Telegraph
Company dated June 6, 1966 and recorded in Deed Book 248, Page
212 in Probate Office.

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Shelby Cnty Judge of Probate, AL
09/24/1973 12:00:00 AM FILED/CERT

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, we have hereunto set our hand(s) and seal(s), this 18th
day of SEPTEMBER, 1973.

WITNESS:

James N. Adams (Seal)
Barbara Burgess (Seal)
(Seal)

Woodard S. Setzer (Seal)
(Woodard S. Setzer)
(Seal)
Carolyn Kay Setzer (Seal)
(Carolyn Kay Setzer)

STATE OF ALABAMA }
Mobile COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that WOODARD S. SETZER and wife, CAROLYN KAY SETZER
whose name s 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 18th day of SEPTEMBER, A. D., 1973.

Notary Public.