

This instrument was prepared by

(Name) Wallace, Ellis & Fowler

(Address) Columbiana, Alabama

Form 1-15 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 FIVE THOUSAND & NO/100(\$5,000.00) DOLLARS and assumption of hereinafter described mortgage

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Thomas A. Hardy and wife, Margy Hardy

(herein referred to as grantors) do grant, bargain, sell and convey unto Alton L. Brown and wife, Brenda J. Brown

(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:

TRACT #25: From the Northeast corner of the Northeast quarter of Southeast quarter of Section 34, Township 20 South, Range 3 West, Shelby County, Alabama, run Southerly along the East boundary line of said quarter-quarter Section for 250.0 feet; thence turn an angle of 91 deg. 13' 39" to the right and run Westerly for 525 feet to the point of beginning of the land herein described; thence continue along the last said course for 100.0 feet; thence turn an angle of 91 deg. 13' 39" to the left and run Southerly 200.0 feet; thence turn an angle of 88 deg. 46' 21" to the left and run Easterly 100.0 feet; thence turn an angle of 91 deg. 13' 39" to the left and run Northerly 200.0 feet to point of beginning. Mineral and mining rights excepted.

As a part of the consideration hereof, grantees herein assume and agree to pay as the same becomes due mortgaged indebtedness evidenced by mortgage to Cobbs, Allen & Hall Mortgage Company, Inc. recorded in Mortgage Book 321, page 710 in the Probate Office and assigned to Liberty National Life Insurance Company by assignment dated 15th June 1972 and recorded in Misc. Book 1, page 460 in the Probate Office of Shelby County, Alabama.



19731115000063510 1/1 \$.00
Shelby Cnty Judge of Probate, AL
11/15/1973 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 15th day of November, 1973

WITNESS
BOOK 283 PAGE 824
DEED JUL 5-80
RECORDED NOV 15 PM 1:43
U.C.C. FILE NUMBER OR
BOOK & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas A. Hardy and wife, Margy Hardy 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 15th day of November, A. D., 1973

Lanier Brasher

Notary Public.