

This instrument was prepared by

(Name) Bob Fleming Sales & Ins. Co. (Lenora Beasley)  
(Address) #1 Cross Creek Trail Pelham, Alabama

Form 1-1-7 Rev. 1-66 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }  
COUNTY OF Shelby } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty Four Thousand and no/100 <sup>See Mtg 337-358</sup> - - - DOLLARS

to the undersigned grantor, SHELBY ENTERPRISES, INC. a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Wayne C. Herring and wife, Joyce H. Herring

(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 48 in Block 1 according to Map of Oak Mountain Estates, Sixth Sector, as recorded in Map Book 5 on page 102 in Probate Office of Shelby County, Alabama. Situated in Pelham, Shelby County, Alabama.

Subject to existing easements, restrictions, set-back-lines, right-of-ways, limitations, if any, of record.

\$32,300.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith:

19740222000008970 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
02/22/1974 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1974 FEB 22 AM 8:24  
REC. BK. & PAGE AS SHOWN ABOVE  
U.C.C. FILE NUMBER OR  
JUDGE OF PROBATE

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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Robert K. Fleming  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 18th day of January 1974  
SHELBY ENTERPRISES, INC.

ATTEST:

Secretary

By Robert K. Fleming  
its: President

STATE OF ALABAMA }  
COUNTY OF SHELBY }

I, J.C. JACKSON a Notary Public in and for said County in said  
State, hereby certify that ROBERT K. FLEMING  
whose name as THE President of SHELBY ENTERPRISES, INC.  
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 and official seal, this the 18th day of January

J.C. Jackson  
Notary Public