

us instrument was prepared by
(Name) Century Services, Inc.
(Address) P. O. Box 385 Pelham, Alabama 35124 5843

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

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

That in consideration of Three 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,
JAMES LARRY SIMMONS AND WIFE BETTY GRAY SIMMONS

(herein referred to as grantors) do grant, bargain, sell and convey unto
Billy R. Brantley and wife, Glenda D. Brantley

(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 5 Block 1 Sector 3 Fall Acres Subdivision as recorded in Map Book 5 , Page 79
in the office of the Probate Judge at Columbiana, Alabama.
Subject to easements and restrictive covenants of record. Situated in and being
part of the SE 1/4 of the NE 1/4 of Section 3, Township 21S., Range 3 West,
Alabaster, Shelby County, Alabama.

Subject to restrictions as follows: " All lots are for residential purposes only,
and dwellings shall have a minimum of 1,600 square feet in the main body of the house,
No structures of a temporary nature, such as trailers, tents, shacks, basements, garages,
or other outbuildings shall be used as a residence either temporarily or permanently,"
and this shall attach to and run with the land.

BOOK 287 PAGE 110

19740528000025780 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/28/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1974 MAY 28 PM 9:05
REC. EX. 2 PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER DR
Consolidated
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 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 23rd
day of May, 19 74

WITNESS:

_____(Seal) James Larry Simmons (Seal)
_____(Seal) Betty Gray Simmons (Seal)
_____(Seal) _____ (Seal)

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, Robert D. Moore, a Notary Public in and for said County, in said State,
hereby certify that James L. Simmons and Betty G. Simmons
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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 23rd day of May, A. D., 1974

Robert D. Moore
Notary Public.