

This instrument prepared by
(Name) Harrison and Conwill
(Address) Columbiana, Alabama
Jefferson Land Title Service Co., Inc.
AGENTS FOR
Mississippi Valley Title Insurance Company
6800

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

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

That in consideration of One Thousand and no/100----- DOLLARS
and other good and valuable consideration
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Gary Crumpton and wife, Dale Crumpton
(herein referred to as grantors) do grant, bargain, sell and convey unto
Elmer G. Sparks and Alice A. Sparks
(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 23 according to "Sunrise Cove" as shown by subdivision map recorded in Map Book 5
page 31 in the Probate Office of Shelby County, Alabama.
EXCEPT one-half interest in mineral and mining rights.

Subject to restrictive covenants dated June 25, 1968, and recorded in Deed Book 253
page 759 in said Probate Office and subject to rights of Alabama Power Company for
flooding as shown by Deed Book 243 page 638 in said Probate Office, the same being
dated July 14, 1966.

BOOK 288 PAGE 195

19740805000038670 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/05/1974 12:00:00AM FILED/CERT

U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE
1974 AUG 5 PM 10:34

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 July, 1974.

WITNESS:
_____(Seal)_____
_____(Seal)_____
_____(Seal)_____
Gary Crumpton
Dale Crumpton

STATE OF ALABAMA }
Shelby COUNTY }
General Acknowledgment
I, Martha B. Joiner, a Notary Public in and for said County, in said State,
hereby certify that Gary Crumpton and wife, Dale Crumpton
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 July, A. D., 1974
Martha B. Joiner
Notary Public.