

This instrument was prepared by

(Name) Robert O. Driggers, Attorney

(Address) 2824 Linden Avenue, Homewood, Alabama 35209

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 JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

See 117g 343-613

That in consideration of Fifty Five Thousand Two Hundred Fifty and No/100-----

to the undersigned grantor, SAM BENNETT REALTY & DEVELOPMENT COMPANY, 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

EDWARD E. BLACKERBY and wife, JOYCE J. BLACKERBY

(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, and part of Lot 8, according to the survey of Portsouth, First Sector as recorded in Map Book 6, Page 22, in the Probate Office of Shelby County, Alabama, more particularly described as follows: Begin at the northeast corner of Lot 8 of said subdivision; thence southerly along east line of said Lot 8 a distance of 5.0 feet; thence turn 82 degrees 50 mins. to the right and run westerly a distance of 65.0 feet; thence turn 14 degrees 06 mins. 01 seconds right and run northwesterly a distance of 108.59 feet to the northwest corner of said Lot 8; thence easterly along the north line of said Lot 8, a distance of 172.29 feet to the point of beginning.

Less and except, part of Lot 7, of said subdivision, more particularly described as follows: Begin at the Northwest Corner of Lot 7 of said subdivision; thence easterly a distance of 99.97 feet; thence turn 14 degrees 39 mins. 39 seconds left and run northeasterly a distance of 75.80 feet to the northeast corner of said Lot 7; thence southeasterly along the north line of said Lot 7, a distance of 174.36 feet to the point of beginning.

This conveyance is subject to the following:

1. Taxes for the year 1975 and thereafter.
2. 35 foot building line and 5 foot easement on south side and 10 foot easement on west side as shown by recorded map.
3. Right of way to Shelby County, Alabama recorded in Volume 271, Page 725, in the Probate Office of Shelby County, Alabama.
4. Right of way to Plantation Pipe Line Company recorded in Volume 112, Page 320, in said Probate Office. (Continued on reverse side)

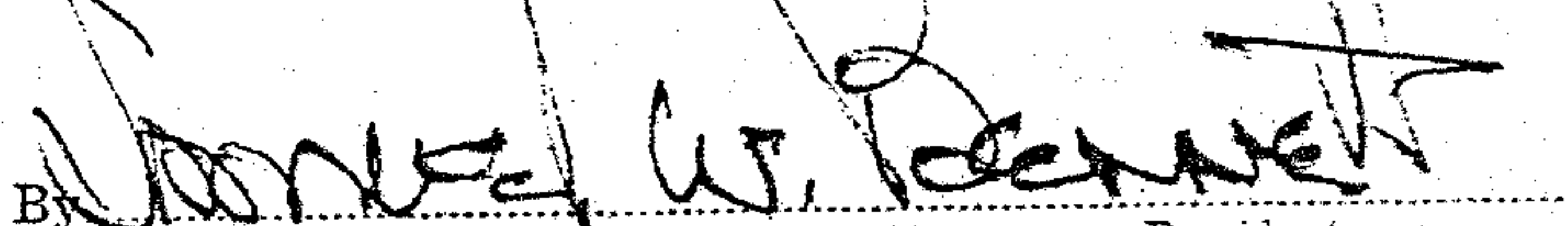
TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for 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, SAMUEL W. BENNETT who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of December 1974.

SAM BENNETT REALTY & DEVELOPMENT CO., INC

ATTEST:


By  President  
SAMUEL W. BENNETT, Its

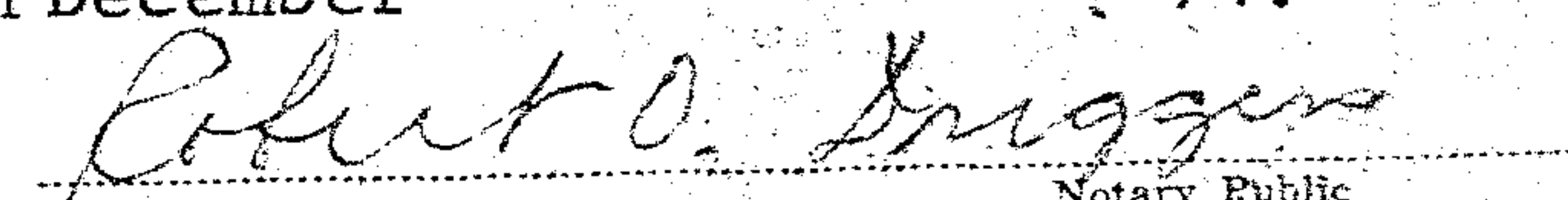
Secretary

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Samuel W. Bennett whose name as President of Sam Bennett Realty & Development Company, 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 28th day of December 1974.

  
1975010200000150 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
01/02/1975 12:00:00AM FILED/CERT

  
Notary Public  
My Commission Expires May 8, 1978



(Continued from reverse side)

5. Agreement with Alabama Power Company recorded in Misc. Volume 8, Page 775, in said Probate Office.

6. Restrictions contained in Misc. Volume 8, Page 295 and Misc. Volume 8, Page 557, in said Probate Office.

7. Easement to Alabama Power Company and Southern Bell Telephone & Telegraph Company recorded in Volume 288, page 555, in said Probate Office.

\$44,200.00 of the consideration recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

BOOK 290 PAGE 212

19750102000000150 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
01/02/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
CLERK OF PROBATE  
I HEREBY CERTIFY THIS  
INSTRUMENT WAS FILED  
1975 JAN -2 AM 10:12  
REC. FILE NUMBER OR  
PAGE NO SHOWN ABOVE  
Clerk of Probate  
JAMES C. PROBERT

Return to:  
Attorney At Law  
P. O. Box 58023  
Homewood, Ala. 35269

SAM BENNETT REALTY & DEVELOPMENT  
CO., INC. TO  
EDWARD E. BLACKERBY and wife,  
JOYCE J. BLACKERBY

WARRANTY DEED

(Corporate form, jointly for life with  
remainder to survivor)

STATE OF ALABAMA  
COUNTY OF

Recording Fee \$  
Deed Tax \$ 2.15 \$

This form furnished by  
Lawyers Title Insurance Corporation  
TITLE INSURANCE  
BIRMINGHAM, ALABAMA