

THIS INSTRUMENT PREPARED BY:

William J. Wynn, Atty.

720 Massey Building, B'ham, AL.

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

JEFFERSON

COUNTY

Know All Men By These Presents,

See Mtg 349-375

That in consideration of Thirty Four Thousand and no/100----- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,

John A. Toensing and wife, Lynne M. Toensing

(herein referred to as grantors) do grant, bargain, sell and convey unto

Kenneth R. Tatum and wife, Rebecca Ann Tatum

(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 Jefferson County, Alabama to-wit:

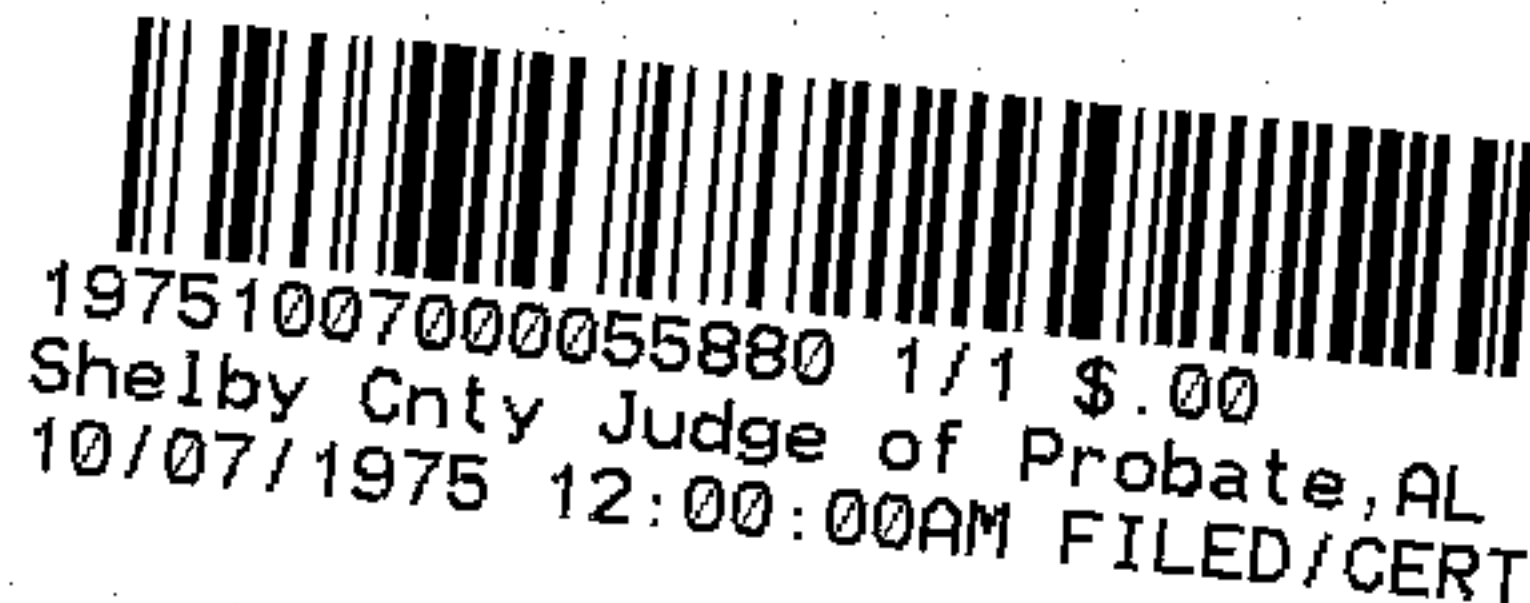
Lot 19, according to the Survey of Oakdale Estates, as recorded in Map Book 5, Page 98, in the Probate Office of Jefferson County, Alabama.

Subject to:

1. Ad Valorem taxes due and payable October 1, 1975.
2. Easements and restrictions of record.

\$30,600.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously with delivery of this deed.

Lynne M. Toensing and Lynn M. Toensing is one and the same person



STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 OCT -7 AM 8:13
Deed Jkt 3.50
Clerk 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:

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 and seal S, this 3rd day of October, 1975.

WITNESS:

JOHN A. TOENSING

LYNNE M. TOENSING

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgement

I, hereby certify that John A. Toensing and wife, Lynne M. Toensing, 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 3rd day of October

A. D. 19 75

William J. Wynn
Notary Public