

This instrument was prepared by

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(Name)

(Address)

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

see Mtg 350-861

That in consideration of Ten thousand, six hundred and no/100 ----- DOLLARS
and assumption of hereinafter described mortgage

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Betty Jane Merritt, an unmarried woman; Betty Jean Johnston, an unmarried woman

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

Joseph E. Conn, Jr. and wife, Mary W. Conn

(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 40, according to the map and survey of Chandalar South, First
Sector, as recorded in Map Book 5, page 106, in the Probate Office
of Shelby County, Alabama.

Subject to ad valorem taxes for tax year 1976;
Subject to building line as shown by recorded plat;
Subject to right of way to Alabama Power Company in Volume 277,
page 471 and Volume 278, page 477, in said Probate Office;
Subject to restrictions as to underground cable in favor of Alabama
Power Company in Misc. Volume 2, page 707, in said Probate Office;
Subject to that certain mortgage executed to Jefferson Federal Savings
and Loan Association of Birmingham, recorded in Volume 335, page 712,
in said Probate Office, which said mortgage the grantees herein expressly
agree to assume and to pay according to its terms and conditions.

\$5,300.00 of the purchase price shown above was paid by the execution of
a Purchase Money Mortgage simultaneously with delivery of this deed.



19751215000070340 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/15/1975 12:00:00AM FILED/CERT

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 11th
day of December, 1975

WITNESS:

STATE OF ALABAMA SHELBY COUNTY
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 DEC 15 AM 8:05
Beed J. J. 550
Carol M. J. 550
JUDGE OF PROBATE

STATE OF ALABAMA

JEFFERSON

COUNTY

Betty Jane Merritt
Betty Jane Merritt

Betty Jean Johnston
Betty Jean Johnston

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Betty Jane Merritt, an unmarried woman; Betty Jean Johnston, an unmarried woman
whose name *s* 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 11th day of December, A. D., 1975

Donald L. Newsom
Notary Public.