

This instrument was prepared by

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Columbiana, Alabama 35051 3214

Jefferson Land Title Service Co., Inc.
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

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

That in consideration of Three Thousand Two Hundred Fifty and no/100----- DOLLARS

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

W. M. Sexton and wife, Dorothy J. Sexton

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

Kenneth H. Myrick and Annie Lee Myrick

(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:

Lots 2 thru 8, both inclusive, Block 5, according to Glasscock's Subdivision of Spring Creek according to the survey of J. R. McMillan dated August 19, 1957, which said map of Glasscock's Subdivision of Spring Creek is recorded in the Probate Office of Shelby County, Alabama in Map Book 4, Page 23.

Also the right of ingress and egress and free right to use the launching area for said subdivision for the purpose of launching their boat therefrom.

BOOK 297 PAGE 556

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Shelby Cnty Judge of Probate, AL
03/16/1976 01:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
1976 MAR 16 PM 10:10
INSTRUMENT WAS FILED
Deed Book 350
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 13th day of March, 1976

WITNESS:

(Seal) W. M. Sexton (Seal)
(Seal) Dorothy J. Sexton (Seal)
(Seal) (Seal)

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 W. M. Sexton and wife, Dorothy J. Sexton 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 13th day of March, A. D., 1976.

Martha B. Joiner
Notary Public.