

This instrument was prepared by

(Name) Bruce L. Gordon

(Address) 1500 City National Bank Building, Birmingham, Alabama 35203

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIX THOUSAND DOLLARS AND NO CENTS (\$6,000.00) 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,

Lloyd B White and wife Yolanda White

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

Joe D. Perkins and wife Judith H. Perkins

(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 10, according to the map and plat of Monte Tierra, as recorded in Map Book 5, Page 114, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions and rights of way of record.

\* Subject to that certain mortgage executed by Lloyd B. White and wife Yolanda White to Johson-Rast & Hays Co., as recorded in Mortgage Volume 338, Page 777; transferred to Peoples Savings Bank as recorded in Misc. Book 10, Page 476, in the Probate Office of Shelby County, Alabama which said mortgage the grantees, Joe D. Perkins and wife Judith H. Perkins, agree to assume and pay.



19760531000050360 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
05/31/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1976 MAY 31 PM 2:05  
Deed RL 602  
Counsel M. S. ...  
JUDGE OF PROBATE

BOOK 299 PAGE 48

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 10th day of May, 1976.

WITNESS:

(Seal)

Lloyd B. White

(Seal)

Lloyd B. White

(Seal)

Yolanda White

(Seal)

Yolanda White

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lloyd B. White and wife Yolanda White 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 10th day of May, A. D., 1976.

Bruce L. Gordon

Notary Public.