

THIS INSTRUMENT PREPARED BY:

James T. Johnson, III

813 Shades Creek Parkway, Birmingham, AL 35209

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

State of Alabama

JEFFERSON

COUNTY

Know All Men By These Presents,

That in consideration of Thirty-Seven Thousand Five Hundred and no/100---(\$37,500.00)----DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we.

Robert G. Musslewhite and wife, Darlene R. Musslewhite

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

Benjamin Birkenfeld, Jr. and wife, Mary E. Birkenfeld

(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 survey of Woodland Hills, as recorded in Map Book 5, page 90, in the Probate Office of Shelby County, Alabama.

Subject to all rights-of-way, easements, restrictions, reservations, covenants and conditions of record.

19760719000066350 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/19/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 JUL 19 PM 3:16
Deed Book 750
Carnel M. Bunker
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:

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, this 28th day of June, 1976.

WITNESS:

C. V. Lyon
C. V. Lyon

Robert G. Musslewhite
Robert G. Musslewhite
Darlene R. Musslewhite
Darlene R. Musslewhite

State of TENNESSEE

COUNTY

General Acknowledgement

I, _____, a Notary Public in and for said County, in said State, hereby certify that Robert G. Musslewhite and wife, Darlene R. Musslewhite 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 28th day of June A. D., 1976

My Commission Expires Oct. 13, 1976