

This instrument was prepared by

7917

(Name) Larry L. Halcomb, SEIER & HALCOMB, Attorneys at Law

(Address) 3349 Montgomery Highway, Homewood, Alabama 35209

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 357-291

That in consideration of Ten thousand five hundred and no/100 (\$10,500.00) and the DOLLARS assumption of the mortgage recorded in mortgage Book 342, page 202, Probate Office of Shelby County, Alabama.

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

David C. Beall and wife, Patricia L. Beall

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

William J. Suling and Margaret A. Suling

(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 19, in Block 5, according to the Survey of Oak Mountain Estates, Sixth Sector, as recorded in Map Book 5, page 102, in the Office of the Judge of Probate of Shelby County, Alabama.

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

By acceptance of this deed, grantees agree to assume the indebtedness secured by the above mortgage.

\$4000.00 of the consideration recited above was from the proceeds of a second mortgage loan closed simultaneously herewith.

BOOK 300 PAGE 494

19760820000080150 1/1 \$.00
Shelby Cnty Judge of Probate, AL
08/20/1976 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
1976 AUG 20 AM 10:15
Deed 4410-50
Conrad M. Brundage
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 ~~X~~ (we) do for ~~XXXX~~ (ourselves) and for ~~XX~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~XXXX~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~XX~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (we) will and ~~XX~~ (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 13 day of August, 1976.

WITNESS:

(Seal)

David C. Beall (Seal)
David C. Beall

(Seal)

Patricia L. Beall (Seal)
Patricia L. Beall

(Seal)

(Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that David C. Beall and wife, Patricia L. Beall 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 13 day of August, A. D., 1976

Larry L. Halcomb Notary Public