

THIS INSTRUMENT WAS PREPARED BY:

2676
FERREE & ARMSTRONG, ATTORNEYS AT LAW
P.O. Box 1007, Alabaster, Alabama 35007

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

See Mtg 361-239
That in consideration of Eighteen thousand and no/100th dollars to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Harold Benson and wife, Dorothy Benson

Sammy Benson and wife, Elizabeth Benson

Fonzie Benson, a single man

Betty Sparks, and husband Vaughn Sparks

Roy E. Guy, and wife Elaine Guy

Jane Weldon, and husband, Clarence Weldon

(herein referred to as grantors) do grant, bargain, sell and convey unto: R.L. Dunaway and Lavernia Dunaway

(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 1, 2, 3, 4, 5, Block 89

Lots 17, 18, 19, 20, 21, Block 89

Lots 17, 18, 19, 20, 21, Block 98

According to Safford's Map of Shelby, Alabama.

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 we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against

PAGE TWO

the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals,
this 19th day of November, 19 76.

Harold Benson (SEAL)
Harold Benson

Dorothy Benson (SEAL)
Dorothy Benson

Sammy Benson (SEAL)
Sammy Benson

Elizabeth Benson (SEAL)
Elizabeth Benson

Fonzie Benson (SEAL)
Fonzie Benson

Betty Sparks (SEAL)
Betty Sparks

Vaughn Sparks (SEAL)
Vaughn Sparks

Roy E. Guy (SEAL)
Roy E. Guy

Elaine Guy (SEAL)
Elaine Guy

Jane Weldon (SEAL)
Jane Weldon

Clarence Weldon (SEAL)
Clarence Weldon



19770103000000260 2/3 \$.00
Shelby Cnty Judge of Probate, AL
01/03/1977 12:00:00AM FILED/CERT

BOOK 303 PAGE 223

STATE OF Montana)
Cascade COUNTY) General Acknowledgment

I, Betty Jane Steinmetz, a Notary Public in and for said County, in said State hereby certify that Harold Benson and wife, Dorothy Benson, 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 19 day of November, 1976.

Betty Jane Steinmetz
Notary Public

STATE OF Alabama)
Shelby COUNTY) General Acknowledgment

I, Jerry Wayne Russell, a Notary Public in and for said County in said State hereby certify that Sammy Benson and wife, Elizabeth Benson, 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 27 day of Nov., 1976.

Jerry Wayne Russell
Notary Public

PAGE THREE

STATE OF Alabama)
Shelby COUNTY) General Acknowledgment

I, Jerry Wayne Russell, a Notary Public in and for said County, in said State, hereby certify that Fonzie Benson, a single man, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27 day of Nov, 1976.

Jerry Wayne Russell
Notary Public

STATE OF Alabama)
Shelby COUNTY) General Acknowledgment

I, Jerry Wayne Russell, a Notary Public in and for said County, in said State, hereby certify that Betty Sparks and husband, Vaughn Sparks, 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 27 day of Nov, 1976.

Jerry Wayne Russell
Notary Public

STATE OF Alabama)
Shelby COUNTY) General Acknowledgment

I, E. B. Brasher, a Notary Public in and for said County, in said State, hereby certify that Roy E. Guy and wife, Elaine Guy, 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 25 day of December, 1976.

E. B. Brasher
Notary Public

STATE OF Alabama)
Shelby COUNTY) General Acknowledgment

I, E. B. Brasher, a Notary Public in and for said County, in said State, hereby certify that Jane Weldon and husband, Clarence Weldon, 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 25 day of December, 1976.

E. B. Brasher
Notary Public