

This instrument was prepared by

(Name) Larry L. Halcomb, c/o 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 }

9855

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Nine thousand and no/100 (\$9,000.00) DOLLARS and the assumption of the mortgage recorded in Mortgage Book 338, page 278, 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, Charles R. Coleman and wife, Carol D. Coleman (herein referred to as grantors) do grant, bargain, sell and convey unto

James Gary Stewart and Phyllis R. Stewart

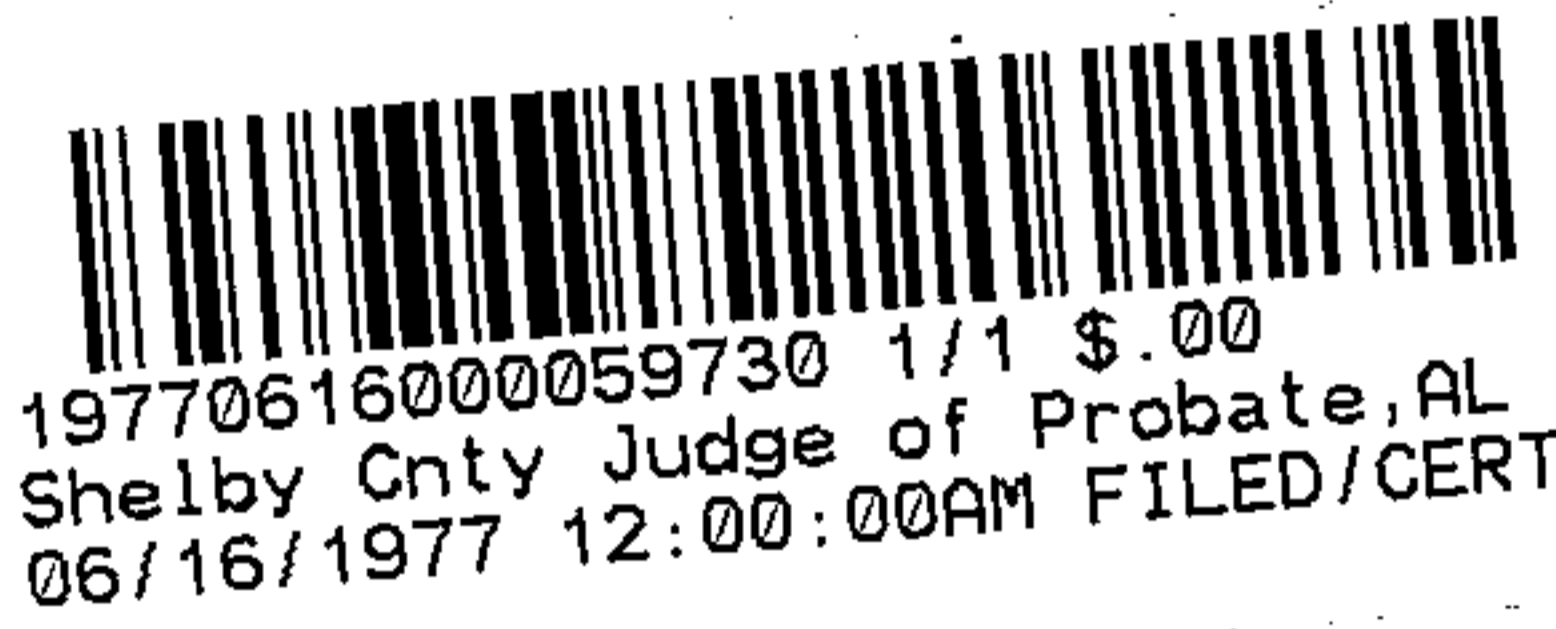
(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 12, Block 7, according to the Survey of Navajo West Sector of Navajo Hills, as recorded in Map Book 5, page 80, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to taxes for 1977.

Subject to restrictions, easements and building lines of record.

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



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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 ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~I~~ (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 ~~X~~ (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 14th day of June, 1977.

WITNESS:

..... (Seal)

Charles R. Coleman (Seal)
CHARLES R. COLEMAN

..... (Seal)

Carol D. Coleman (Seal)
CAROL D. COLEMAN

..... (Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

JUDGE OF PROBATE

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Charles R. Coleman and wife, Carol D. Coleman 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 14th day of June, A. D., 1977.

Seier & Halcomb

Larry L. Halcomb
Notary Public.