

This instrument was prepared by

(Name) WILLIAM J. WYNN

(Address) 621 CITY FEDERAL BUILDING, BIRMINGHAM, ALA. 35203

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWENTY TWO THOUSAND AND NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
GEORGE W. PORTER, JR. AND WIFE, FAYE HARVEY PORTER

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

JERRY WAYNE BROWN AND WIFE, JAN BROWN

(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:

Commencing at the SE corner of the SW1/4 of the SW1/4, sec. 21, T-18-S, R-1-E, the point of beginning; thence N 87°32'W a distance of 823.25 feet to a point on the South R.O.W. line of Shelby County Road No. 43; thence turn an angle of 125°34' to the right along said R.O.W. line a distance of 1,369.90 feet to a point; thence turn an angle of 141°58' to the right for a distance of 1,080.50 feet to the point of beginning. Said land being situated in the SW1/4 of SW1/4, section 21, T-18-S, R-1-E, Shelby County, Alabama.

Subject to:

1. Ad Valorem taxes due and payable October 1, 1977.
2. Rights of way, of record.



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Shelby Cnty Judge of Probate, AL
09/12/1977 12:00:00AM FILED/CERT

\$15,000.00 of the purchase price recited above was paid from a mortgage
and closed simultaneously with delivery of this deed.

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 9th day of September, 1977.

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

WILLIAM J. WYNN

, a Notary Public in and for said County, in said State, hereby certify that GEORGE W. PORTER, JR. AND WIFE, FAYE HARVEY PORTER

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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of September, A. D., 1977.

WILLIAM J. WYNN

ATTORNEY AT LAW

621 CITY FEDERAL BUILDING

BIRMINGHAM, ALABAMA 35203

Notary Public.