

This instrument prepared by

(Name) William H. Halbrooks 65-8-5-

(Address) 2117 Magnolia Avenue

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty Thousand Seven Hundred and No/100-----Dollars

to the undersigned grantor, Scott & Williams Co., Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

John W. Sparger, Jr. and wife, Elizabeth B. Sparger

(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 42, according to the Survey of Scottsdale, as recorded in Map Book
6, Page 101, in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the current year.
2. 35 foot building set back line from Williams Drive.
3. Utility easement as shown on recorded map of said subdivision.
4. Restrictive covenants and conditions filed for record on August 13, 1976, in Misc. Book 16, Page 429.
5. Transmission line permit to Alabama Power Company dated Feb. 26, 1946, recorded in Deed Book 124, Page 552, and permit to Alabama Power Company and Southern Bell Telephone & Telegraph Co. dated Aug. 9, 1976, recorded in Deed Book 300, Page 744.

\$48,150.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.



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Shelby Cnty Judge of Probate, AL
01/18/1978 12:00:00AM FILED/CERT

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, A. C. Scott
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 11th day of January 19 78.

ATTEST:

STATE OF ALA. SHELBY CO. SCOTT & WILLIAMS CO., INC.
I CERTIFY THIS
INSTRUMENT WAS FILED By

Secretary

President

1978 JAN 18 AM 8:46 see mtg. 373-728

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

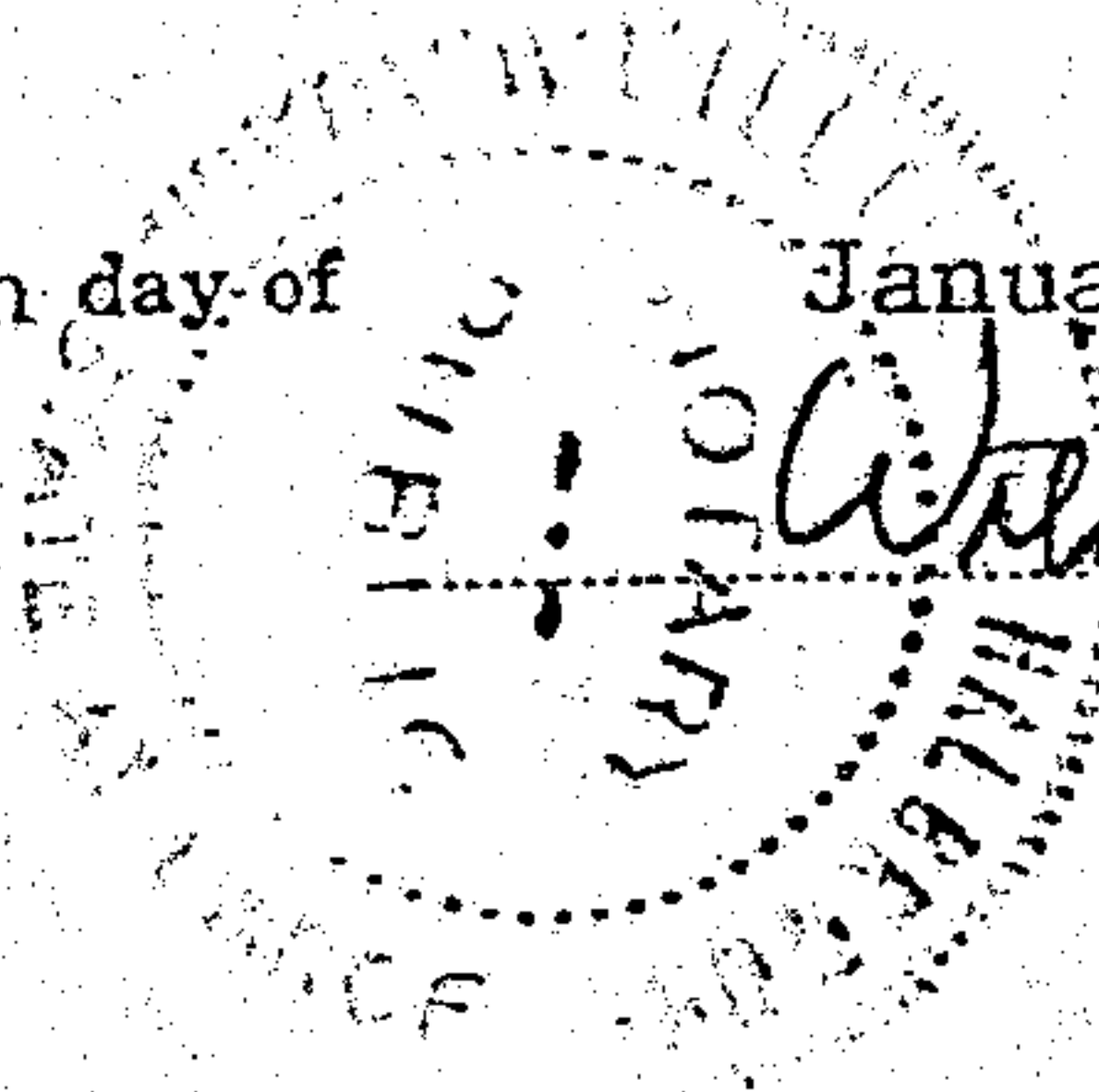
Thomas A. Snowden
JUDGE OF PROBATE

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that A. C. Scott
whose name as President of

Scott & Williams Co., Inc.
a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation,

Given under my hand and official seal, this the 11th day of January 19 78.



Notary Public

Carley & Halbrooks