

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

Shelby

COUNTY

Know All Men By These Presents,

That in consideration of Eight Thousand Five Hundred (\$8,500.00)

DOLLARS

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

Michael S. Thomas, a single person

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

Malcolm F. Burns and wife, Barbara Burns

(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:

Begin at the Northeast corner of the NW 1/4 of the SW 1/4 of Section 30, Township 18, Range 2 East and run 88° 30' West, 534 feet to the public road; thence South, 25° 55' South, 473.6 feet along said public road for point of beginning of the lot herein described thence South, 27° 45' South, 238 feet along said public road; thence North 88° 30' east, 271.6 feet; thence North 3° North, 210 feet; thence South 88° 30' West, 143.7 feet to the point of beginning.

Situated in Shelby County, Alabama.



19780303000027110 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/03/1978 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1978 MAR 23 AM 10:30

See mtg. 375-332

Thomas A. Snowden, Jr. Rec. 1.50
JUDGE OF PROBATE Ind. 1.00

2.50

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:

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, I have hereunto set my hand and seal, this 1 day of March, 1978

WITNESS:

State of

Jefferson

COUNTY

General Acknowledgement

I, the undersigned authority hereby certify that Michael S. Thomas whose name is signed to the foregoing conveyance, and who me on this day, that, being informed of the contents of the conveyance on the day the same bears date.

, a Notary Public in and for said County, in said State,

Given under my hand and official seal this 1 day of March, A.D. 1978

Robert J. Burns
R. 1 Box 108
Blount, AL

My Commission Expires Notary Public