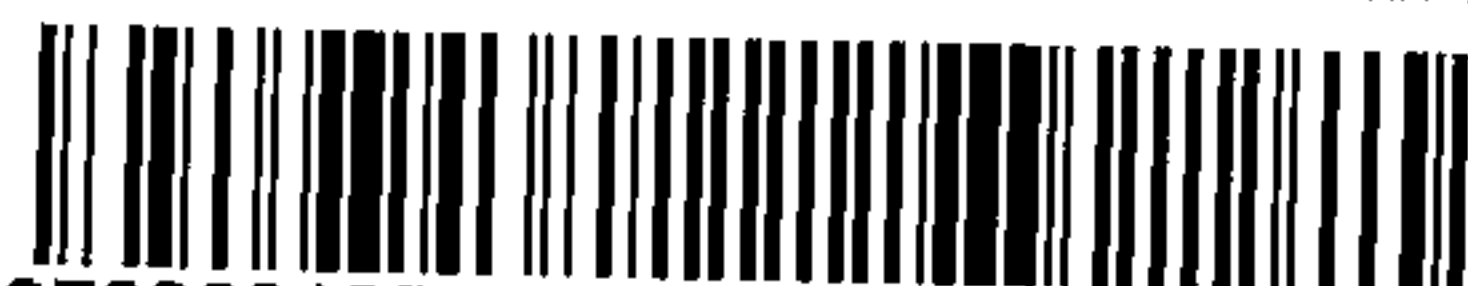


This instrument was prepared by

(Name) Frank O. Hanson, Jr., Attorney at Law

(Address) 1211 28th St. So., B'ham., Ala. 35205



19780801000099970 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/01/1978 12:00:00AM FILED/CERT

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of THIRTY TWO THOUSAND and NO/100 (\$32,000.00) * * * DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Ruth Louise Sheets Brazil and husband, William J. Brazil; Elizabeth Rose Sheets Singleton and husband, Patrick G. Singleton; and Dorothy Dianne Sheets Hawkins and husband, Robert C. Hawkins;

William F. Harris, Jr., and wife, Margaret Mary Harris, (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:

A parcel of land situated in the N. W. 1/4- S. W. 1/4, Sec. 32, T-18S, R-1W, Shelby County, Alabama, more particularly described as follows: Commence at the Northwest corner of said 1/4-1/4; thence Southerly along the West line of said 1/4-1/4 a distance of 109.94 feet to a point; thence turn 68°44'12" left and run Southeasterly a distance of 319.98 feet, to the point of beginning of property herein described; thence continue Southeasterly and along last stated course a distance of 707.57 feet to a point on the Westerly right of way line of Alabama Highway No. 119; thence turn 88°51'57" left and run Northeasterly and along said Westerly right of way line a distance of 125.00 feet; thence turn 91°18'38" left and run Northwesterly a distance of 709.48 feet; thence turn 89°33'30" left and run Southwesterly a distance of 122.00 feet to the point of beginning. Contains 2.00 acres, more or less.

- (1) Subject to transmission line permits to Alabama Power Company recorded in Deed Book 109, Page 499, and in Deed Book 239, Page 214, in Probate Office.
- (2) Subject to Right of Way to Shelby County, as shown by proceedings recorded in Final Record 13, Page 330, in Probate Office.
- (3) Subject to any and all other easements, restrictions, rights of way and limitations of record.
- (4) Subject to right of the grantors to run water, gas, and sewer lines through subject property pursuant to Reservation of Easement on reverse side of this deed (SEE REVERSE SIDE) 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~~ (we) do for ~~ourselves~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (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 28 day of July, 1978.

WITNESS:

Ruth Louise Sheets Brazil (Seal)
Ruth Louise Sheets Brazil
William J. Brazil (Seal)
William J. Brazil
Dorothy Dianne Sheets Hawkins (Seal)
Dorothy Dianne Sheets Hawkins

Robert C. Hawkins (Seal)
Robert C. Hawkins
Elizabeth Rose Sheets Singleton (Seal)
Elizabeth Rose Sheets Singleton
Patrick G. Singleton (Seal)
Patrick G. Singleton

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dorothy Dianne Sheets Hawkins and husband Robert C. Hawkins; and Ruth Louise Sheets Brazil 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 28 day of July, A. D., 1978.

(SEE REVERSE SIDE FOR ADDITIONAL ACKNOWLEDGMENTS)

HALL, PARKER & HANSON

ATTORNEYS AT LAW

121

TREET. SOUTH

BIRMINGHAM

ALABAMA 35205

Notary Public.

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

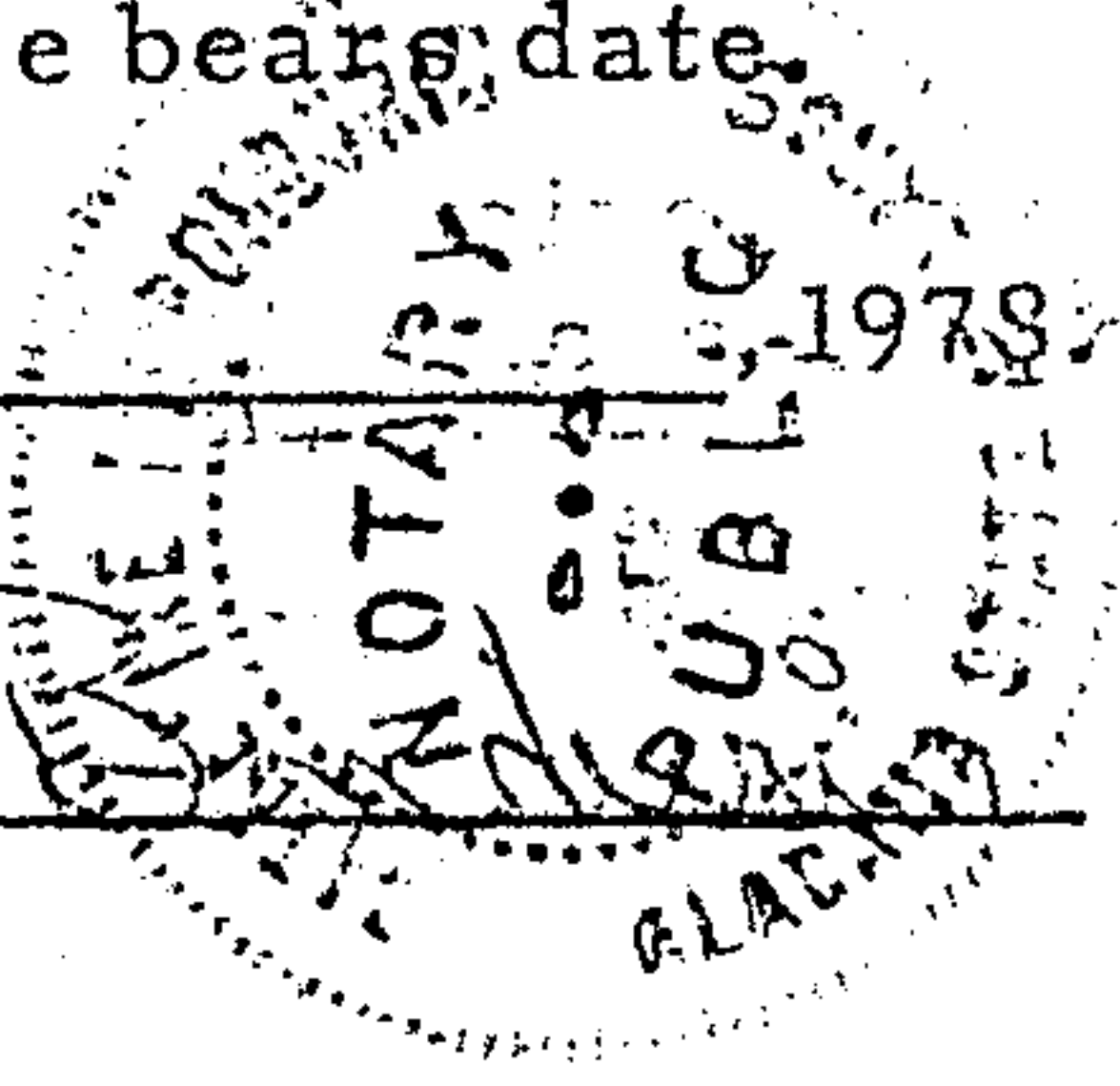
ACKNOWLEDGMENT

I, Catherine M. Bonduris, a Notary Public in and for said County, in said State, hereby certify that William J. Brazil 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 the 13th day of July, 1978.

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

Catherine M. Bonduris
Notary Public



178 AUG -1 AM 8:49
Dued 32.00
Rec. 5.00
Dnd. 1.00
38.00

STATE OF GEORGIA)
COUNTY OF DEKALB)

ACKNOWLEDGMENT

I, Ruth S. Decker, a Notary Public in and for said County, in said State, hereby certify that Elizabeth Rose Sheets Singleton & Patrick G. Singleton whose name 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/ seal this the 17 day of July, 1978.

Ruth S. Decker
Notary Public

RESERVATION OF EASEMENT

There is hereby expressly reserved unto Grantors, their heirs, executors, administrators, successors and assigns an easement and right of way of ten (10) feet across, under, upon and along the North property line of the above described property for the purpose of placing, constructing, operating, repairing, maintaining, rebuilding, replacing, relocating and removing gas, water and sewage lines. Such lines and utilities shall be placed underground. The easement, rights and privileges herein shall be perpetual. Grantors hereby covenant and agree that should they, their heirs, executors, etc. exercise their rights under this reservation, they will return the subject property to the same or substantially the same condition as when work under this reservation was begun and shall replace and restore all fences, walls or other structures which may have been relocated or removed during the construction period, and they shall pay grantees reasonable compensation for such fences, walls or structures which may not be replaceable, and for such vegetation and crops as may be damaged or destroyed during such construction. Grantors further covenant and agree for themselves, their heirs, assigns, etc. that no exercise of rights under this reservation shall defeat, preclude or interfere with the ownership of the property conveyed by this deed, and grantees, their heirs, assigns, etc. shall retain and continue to have the use and enjoyment of the surface of any portion of the property used in the exercise of this reservation.

TURN TO FRANK O. HANSON
1211 28th St. So.
B'ham, Ala. 35205

TO

WARRANTY DEED
INTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

19780801000099970 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/01/1978 12:00:00AM FILED/CERT

THIS FORM FROM
LAND TITLE COMPANY OF ALABAMA
317 NORTH 20th STREET
BIRMINGHAM, ALABAMA 35203

BOOK 313 PAGE 959