That in consideration of

		The state of the s				•
(Name) Willian	n H. Halbrooks			4ma - 400 8. 4. 48 84. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1.	**********	
		•				
(Address) 2117 Ma	agnolia Avenue, Bij	mingham, Al	abama			
	PRATION FORM WARRANTY	•		<u>.</u>	TO SURVIVOR	
		•	LAND TITLE COM	IPANY OF ALA	BAMA, Birmingh	am, Alabama
STATE OF ALABAMA	KNOW ALL MEN	RV THESE DRI	PURNTE			
COUNTY OF JEFFERSON			AND AND A MED,			

a corporation, to the undersigned grantor, Scott & Williams Co., Inc. (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

Allen L. Zonneville and wife, Betty A. Zonneville

Eighty Three Thousand Five Hundred and No/100------Dollars

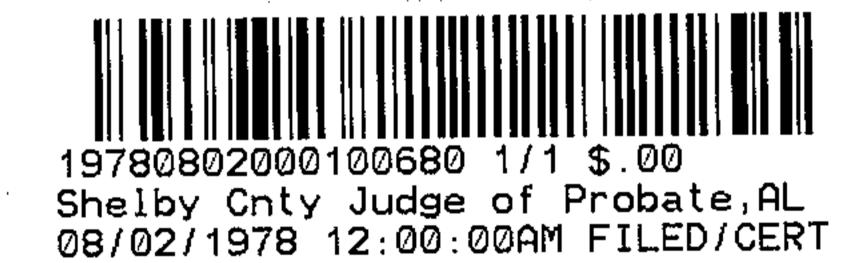
(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, Shelby County, Alabama, to-wit: situated in

> Lot 35, according to the Survey of Quail Run, as recorded in Map Book 7, Page 22, 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 setback line from Remington Drive.
- 3. Utility easement as shown on recorded map of said subdivision.
- 4. Restrictive covenants and conditions filed for record on Nov. 29, 1977, in Misc. Book 22, Page 638.
- 5. Transmission line permits to Alabama Power Company recorded in Deed Book 101, Page 523; in Deed Book 216, Page 103, and in Deed Book 310, Page 582, in said Probate Office.
- 6. Title to minerals underlying property with mining rights and privileges belonging thereto.
- 7. Agreement with Alabama Power Company dated August 11, 1977, recorded in Misc. Book 22, Page 834, and restrictive covenants as to underground electrical distribution dated August 11, 1977, recorded in Misc. Book 22, Page 841.

\$63,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.



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 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 encumbrances,

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, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of 19 78. July

SCOTT & WILLIAMS CO., INC. ATTEST: TOTALE OF MAN SHELBY CO. Secretary STATE OF ALABAMA COUNTY OF JEFFERSON the undersigned DOS OF PROBATE a Notary Public in and for said County in said State, hereby certify that A. C. Scott

President of Scott & Williams Co., Inc. whose name as 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 31st day of