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This instrument was prepared by

(Name) Helen G. Sanders 421

(Address) 2100 Centennial Drive, Birmingham, Ala. 35216

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY FOUR THOUSAND FIVE HUNDRED AND NO/100 ----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
EMMETT W. CLOUD and wife, MARGARET B. CLOUD
(herein referred to as grantors) do grant, bargain, sell and convey unto

CHARLES W. MATTHEWS and wife, ILEANE H. MATTHEWS

(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 #13, according to the Survey of Windwood Circle Residential Subdivision, as recorded in Map Book 6, Page 154, in the Office of the Judge of Probate of Shelby County, Ala.

Subject to: Easements and building line as shown on recorded map. Restrictions appearing of record in Misc. Volume 20, Page 294 and amended by Misc. Volume 21, Page 582. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto as recorded in Shelby Deed Volume 42, Page 246, and Shelby Deed Volume 53, Page 444. Right of Way granted to Alabama Power Company by instrument(s) recorded in Shelby Deed Volume 130, Page 55; Deed Volume 186, Page 194; and Deed Volume 129, Page 553. Right of Way in favor of Alabama Power Company and Southern Bell Telephone & Telegraph Company by instrument(s) recorded in Shelby Deed Volume 309, Page 385.

\$43,600.00 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
08/09/1978 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 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 29th day of July, 1978.

WITNESS:

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

See City 381-5715
(Seal)

Emmett W. Cloud (Seal)

AUG -9 11 00
(Seal)

150
100

Margaret B. Cloud (Seal)

(Seal)

1350

(Seal)

JUDGE OF PROBATE

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the Undersigned, a Notary Public in and for said County, in said State, hereby certify that Emmett W. Cloud and Margaret B. Cloud 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 29th day of July, A. D., 1978.

William H. Hays
Notary Public.

First Book & Alabaster