

This instrument was prepared by

(Name) Daniel M. Spitler, Attorney  
1970 Chandalar South Office Park  
(Address) Pelham, Alabama 35124

Form 1-1-7 Rev. 8-70 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }  
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Seventy-One Thousand Five Hundred and No/100-----DOLLARS

to the undersigned grantor, W. M. Humphries Construction Company, 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  
Leonard E. Carner and wife, Mary C. Carner

(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 159, according to the Map of Chandalar South,  
Third Sector, as recorded in Map Book 6, Page 68,  
in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$46,500.00 of the purchase price recited above was  
paid from a mortgage loan closed simultaneously  
herewith.

BOOK 314 PAGE 199

19780810000105360 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
08/10/1978 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, unless otherwise noted above, 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, Dalton H. Baggett,  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of August, 1978.

ATTEST: W. M. HUMPHRIES CONSTRUCTION COMPANY, INC

STATE OF ALA. SHELBY CO.  
SECRETARY  
By *[Signature]* President

STATE OF ALABAMA } AUG 10 AM 9 09 Rec. 2500  
COUNTY OF SHELBY } 150  
100  
2750

I, the undersigned  
State, hereby certify that Dalton H. Baggett  
whose name as President of W. M. Humphries Construction Company, 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 8th day of August, 1978.  
*[Signature]* Notary Public