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This instrument was prepared by

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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 (\$58,000.00) Fifty-eight Thousand and no/100-----DOLLARS

to the undersigned grantor, Barrett Builders, 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

James Douglas Garner and Margaret H. Garner

(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 9, Block 6, according to the map and survey of Southwind, Second
Sector, as recorded in Map Book 6, Page 106, in the Probate Office of
Shelby County, Alabama.

SUBJECT TO: (1) Ad valorem property taxes for the current year and
thereafter. (2) 35 foot building setback line as shown by recorded plat.
(3) Restrictions as recorded in Misc. Volume 16, Page 673, in the Probate
Office of Shelby County, Alabama. (4) Restrictive covenants in favor
of Alabama Power Company as recorded in Misc. Volume 17, Page 397, in the
said Probate Office. (5) Right of Way to Alabama Power Company as recorded
in Volume 302, Page 78, in the said Probate Office.

\$55,000.00 of the purchase price recited above was paid from mortgage loan
closed simultaneously herewith.

19780913000123070 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/13/1978 12:00:00AM FILED/CERT

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

1978 SEP 13 AM 8:40

JUDGE OF PROBATE

Deed 3.00

Rec. 1.50

Ind. 1.00

5.50

See mtg. 382-975-

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, Raymond W. Barrett
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 11th day of September 19 78.

ATTEST:

BARRETT BUILDERS, INC.

By

Raymond W. Barrett

President

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Raymond W. Barrett
whose name as President of Barrett Builders, 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 11th day of September 19 78.

Notary Public

Odom May & DeBuys