

This instrument was prepared by

(Name) Robert R. Sexton

(Address) 912 City Federal Building Birmingham, Alabama 35203

STATE OF ALABAMA } CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
COUNTY OF SHELBY } LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty Seven Thousand Two Hundred Fifty and No/100--(\$47,250.00)--Dollars

to the undersigned grantor, Realty Brokers, 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

David A. Williams and wife, Vicki H. Williams

(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, to-wit:

Lot 61, and the West 5 feet of Lot 60, according to the Survey of Cahaba Manor
Town Homes, First Addition, as recorded in Map Book 7, page 57, in the Office
of the Judge of Probate of Shelby County, Alabama.

Subject to:
Ad valorem taxes due October 1, 1979.
Easements to Alabama Power Company in Deed Book 311, page 689, and Deed Volume
108, page 379.
Easements to Pelham Sewer Fund in Deed Book 312, page 560.
Covenants regarding sanitary sewer system in Misc. Volume 25, page 393.
Restrictions, conditions and limitations in Misc. Volume 25, page 396, which
contain no reversionary clause.
Easements over the Northerly 5 feet of subject property for public utilities, as shown
by record plat.
\$44,850.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith delivery of this deed.

BOOK 316 PAGE 998

19781227000169950 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/27/1978 12:00:00AM FILED/CERT

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

DEC 27 PM 1:15

Deed 250
Rec. 150
Ind. 100
3.00

JUDGE OF PROBATE

Security 386-818

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,

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 Vice President, Ronald H. Dyar
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 20th day of December 19 78
REALTY BROKERS, INC.

ATTEST:

Secretary

By Ronald H. Dyar, Vice-President

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Ronald H. Dyar
whose name as Vice President of Realty Brokers, 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 20th day of December
BARNETT, TINGLE, NOBLE & SEXTON
ATTORNEYS AT LAW
912-923 CITY FEDERAL BUILDING
BIRMINGHAM, ALABAMA 35203
471.

19 78
Notary Public