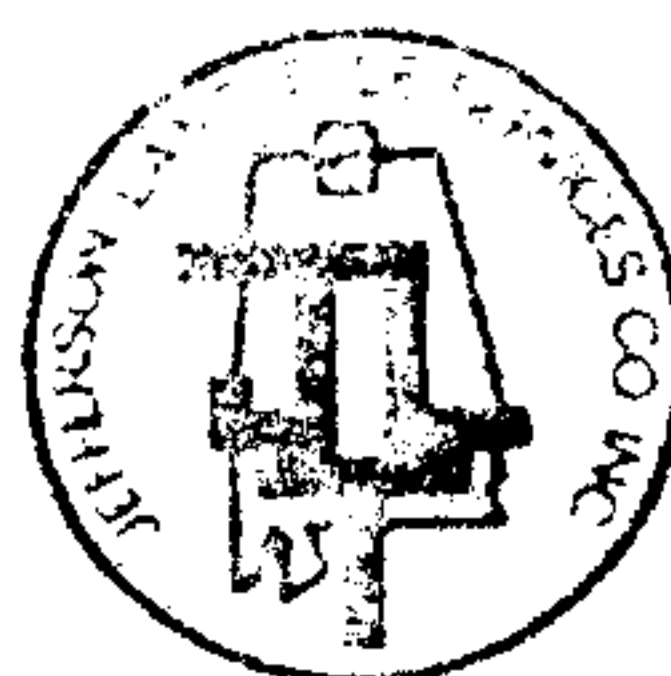


This instrument was prepared by

(Name) John C. Hansley

(Address) 1935 C, Hoover Ct., B'ham, Ala.



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twelve Thousand Seven Hundred Sixty and NO/100 DOLLARS and the execution of a purchase money mortgage in the amount of \$31,240.00:

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Milford Lee and wife, Jonnie Ruth Lee

(herein referred to as grantors) do grant, bargain, sell and convey unto

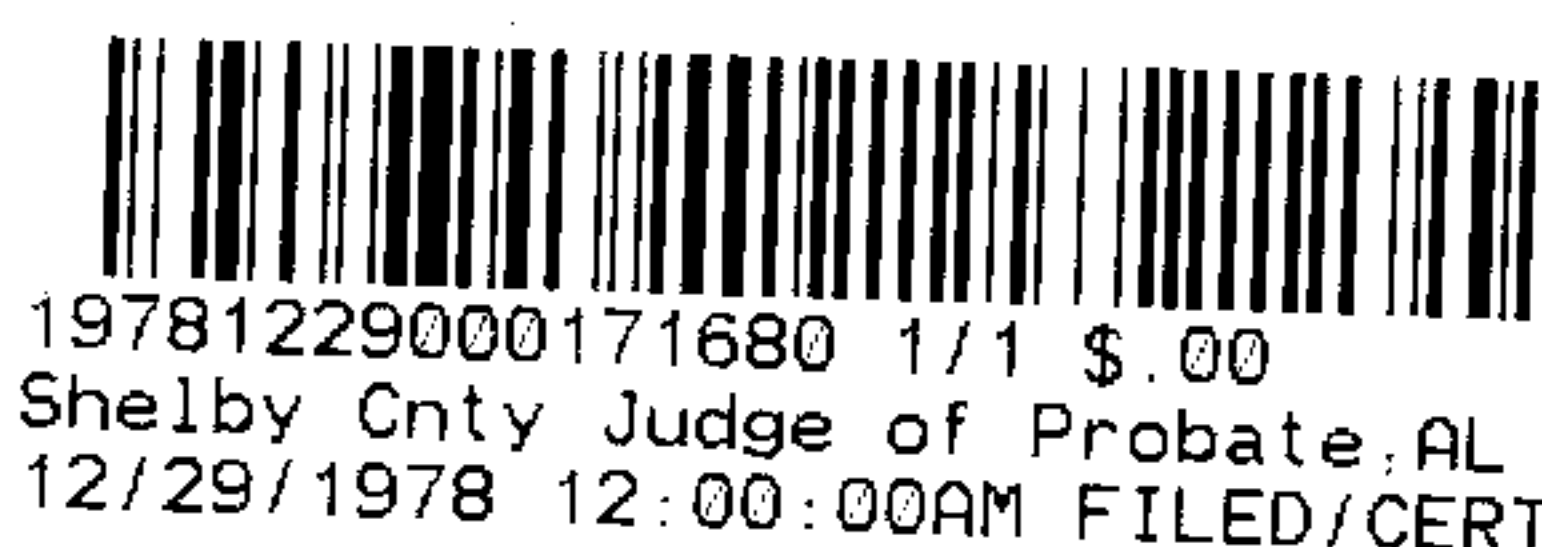
Clyde H. Earnest and wife, Donna H. Earnest and Allen Foster III, an unmarried man

(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:

The SE $\frac{1}{4}$ of SW $\frac{1}{4}$ of Section 35, Township 21 South, Range 2 West, reserving and excepting the minerals and mining rights and privileges.

Situated in Shelby County, Alabama.



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 15th day of December, 1978

WITNESS:

STATE OF ALA. SHELBY CO. (Seal)

I CERTIFY THIS

INSTRUMENT WAS FILED

DEC 29 PM 12:04

(Seal)

Milford Lee (Seal)

Milford Lee

Jonnie Ruth Lee (Seal)

Jonnie Ruth Lee

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Milford Lee and wife, Jonnie Ruth Lee, whose names 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 15th day of December, A. D., 1978