This instrument was prepared by

(Name) Robert E. Carter, attorney 969

(Address) 7901 1st Avenue, South Birmingham, Alabama 35206

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR – AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
JEFFERSON COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty-Two Thousand Five Hundred and no/100 ($42,500.00)---------- DOLLARS

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

Charles Thomas Clardy and wife, Mary L. Clardy

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

Warren M. Andrews and wife, Lynn H. Andrews

(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:

Beginning at a point located as follows: From the S. W. corner of the SE¼ of the NE¼ of Section 29, Township 19 South, Range 2 West, run East along the South line of SE¼ of NE¼ for a distance of 356.13 feet; thence turn an angle to the left of 91 deg. 25' 15" and run a distance of 657.32 feet to a point of beginning; at said point of beginning turn an angle to the right of 91 deg. 23' 15" and run a distance of 306.05 feet; thence turn an angle to the left of 91 deg. 23' 30" and run a distance of 328.67 feet; thence turn an angle to the left of 88 deg. 36' 15" and run a distance of 306.0 feet; thence turn an angle to the left of 91 deg. 23' and run a distance of 328.66 feet to the point of beginning. Situated in Shelby County, Alabama.

Subject to taxes for 1979 and subsequent years.

Subject to all easements, restrictions and right of ways of record.

BOOK 318 PAGE 33

19790227000023440 1/1 $.00
Shelby Cnty Judge of Probate,AL
02/27/1979 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 24th day of February, 19 79.

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
FEB 27 AM 8:51
JUDGE OF PROBATE

WITNESS:

(Seal) Charles Thomas Clardy (Seal)
Charles Thomas Clardy

(Seal) Mary L. Clardy (Seal)
Mary L. Clardy

(Seal) (Seal)

Deed 42.50
Rec. 1.50
Ind. 1.00
45.00

STATE OF ALABAMA
JEFFERSON COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles Thomas Clardy and wife, Mary L. Clardy 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 24th day of February A. D., 19 79.

Notary Public.