This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, Attorneys 3

(Address) Columbiana, Alabama 35051

Form 1-1-5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

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

That in consideration of TWO THOUSAND DOLLARS PLUS THE ASSUMPTION OF HEREINAFTER DESCRIBED ~~DOLLARS~~ MORTGAGE AND EXECUTION OF SECOND MORTGAGE

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

Harold H. Thomas and wife, Peggy J. Thomas

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

J. B. Blackerby and wife, Reba Kaye Blackerby

(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:

A part of the NW¼ of NW¼ and the SW¼ of NW¼ of Section 8, Township 20 South, Range 1 West and being more particularly described as follows: Commence at the NW corner of the SW¼ of the NW¼ of said Section, thence East along the North line of same a distance of 390.96 feet to the Easterly right of way line of a public road, said point being the point of beginning of tract herein described, thence 84 deg. 16' to the left in a northerly direction a distance of 83.85 feet; thence 124 deg. 50' 30" to the right in a southeasterly direction a distance of 252.00 feet; thence 68 deg. 57' 30" to the right in a Southwesterly direction a distance of 154.09 feet; thence 83 deg. 04' to the right in a northwesterly direction a distance of 200.79 feet to the easterly right of way line of said public road; thence 92 deg. 05' 30" to the right along said right of way a distance of 188.06 feet to the point of beginning. Less and except mineral and mining rights.

Subject to all easements and rights-of-way of record and to all existing easements and encroachments, if any, as shownby the survey of B. G. Meade dated October 10, 1977.

As a part of the consideration herefor, the grantees herein assume and agree to pay as the same becomes due that certain mortgage in favor of Mary Benefield, a widow, dated October 25, 1977, and recorded in Mortgage Book 370, page 823, in the Probate Records of Shelby County, Alabama.

BOOK 319 PAGE 237

19790501000053080 1/1 $.00
Shelby Cnty Judge of Probate,AL
05/01/1979 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 30 day of April, 1979.

WITNESS:

(Seal) Harold H. Thomas (Seal)

(Seal) Peggy J. Thomas (Seal)

(Seal) (Seal)

STATE OF ALABAMA
SHELBY COUNTY } General Acknowledgment

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that Harold H. Thomas and wife, Peggy J. Thomas 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 30 day of April, A. D. 1979

Nancy K. [illegible]
Notary Public.

WALLACE, [redacted]EAD & FOWLER [redacted]