

THIS INSTRUMENT PREPARED BY:

James F. Burford, III  
Suite 200; 500 Hoover Plaza  
500 Southland Drive  
Birmingham, AL 35226

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama }  
JEFFERSON COUNTY } Know All Men By These Presents.

That in consideration of (\$79,500.00) Seventy-Nine Thousand Five Hundred DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we, Russell E. Jones, III, a single man, and Newana B. Jones, a single woman

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

Michael S. Kaltenbaugh and Marleen H. Kaltenbaugh

(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 1, Block 4, according to the survey of Indian Valley, Sixth Sector, as recorded in Map Book 5, page 118, in the Probate Office of Shelby County, Alabama.

Subject to: Taxes due in the year 1979 which are a lien but not due and payable until October 1, 1979.  
Easement and building line as shown by recorded map.  
Restrictions recorded in Misc. Volume 9, page 143, in the Probate Office of Shelby County, Alabama.  
Mineral and mining rights and rights incident thereto recorded in Volume 310, page 332, in said Probate Office.

\$63,600.00 of the purchase price recited herein was derived from a purchase money mortgage executed simultaneously herewith.

This is to state that Newana S. Jones and Newana B. Jones is one and the same person.

19790517000060060 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
05/17/1979 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 K(we) do, for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

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 and seal, this 16th day of May, 1979

WITNESS: Deed 16.00  
Rec. 1.50  
Jud. 1.00  
18.50  
STATE OF ALA. SHELBY CO.  
MAY 17 AM 8:30

Russell E. Jones  
Newana B. Jones

State of ALABAMA  
JEFFERSON COUNTY  
General Acknowledgement

I, the undersigned, hereby certify that Russell E. Jones, a single man, and Newana B. Jones, a single woman, 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of May, A. D., 1979  
JEFFERSON FEDERAL SAVINGS & LOAN ASSOCIATION  
Form 30 JEFFERSON FEDERAL BUILDING  
215 NORTH 21ST STREET  
BIRMINGHAM, ALABAMA 35203  
Notary Public