This instrument was prepared by

(Name) Dorothy B. Davis 8b

(Address) 1031 So. 21st Street, Birmingham, Al 35205

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 Twenty-Four Thousand & no/100 - - - DOLLARS

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

Martee Barner Lanier and husband, John Lanier

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

Billy J. Johnson and wife, Beatrice D. Johnson

(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 46, according to the Survey of Meadow Brook, Second Sector, First Phase, as recorded in the Probate Office of Shelby County, Alabama, in Map Book 7, Page 65. Situated in Shelby County, Alabama. Minerals and mining rights excepted.

The above property is conveyed subject to:

1. Taxes for the current year.
2. 35 foot building set back line from Meadow Brook Way.
3. Utility easements as shown on recorded map of said subdivision.
4. Restrictive covenants and conditions filed for record on September 15, 1977, in Misc. Book 21, Page 742, and amended restrictions recorded in Misc. Book 25, Page 825, in Probate Office, Shelby County, Alabama.
5. Transmission line permit to Alabama Power Company recorded in Deed Book 146, Page 391, in Probate Office, Shelby County, Alabama.
6. Minerals and mining rights excepted in Deed Book 319, Page 437, in Probate Office, Shelby County, Alabama.

BOOK 319 PAGE 865

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Shelby Cnty Judge of Probate,AL
06/01/1979 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 15th day of May, 19 79.

WITNESS:

(Seal) Martee Barner Lanier (Seal)

Deed Tax 24.00
Rec. 1.50
Int. 1.00
26.50

(Seal) John Lanier (Seal)

(Seal) (Seal)

STATE OF ALABAMA
Jefferson COUNTY } General Acknowledgment

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that Martee Barner Lanier and husband, John Lanier whose name s 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 May A. D., 19 79.

Winifred M. Zeigler
Notary Public.

[redacted] Jack A. [redacted] my comm. exp. Mar. 10, 1981 [redacted]