This instrument was prepared by 368

(Name) Larry L. Halcomb, Attorney at Law

(Address) 3512 Old Montgomery Highway, Homewood, Alabama 35209

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 Thirty six thousand five hundred and no/100 (36,500.00) DOLLARS

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

Jerry V. Downing and wife, Sara T. Downing

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

Curtis W. Deal and Sandra F. Deal

(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 8 according to Windwood Circle as recorded in Map Book 6, page 154, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1979.
Subject to restrictions, easements and building lines of record.

BOOK 321 PAGE 571

19790822000107750 1/1 $.00
Shelby Cnty Judge of Probate,AL
08/22/1979 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 X (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 17 day of August, 19 79.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
'79 AUG 22 AM 9 11

Rec'd Tax 36.50
1.50
Rec 1.00
39.00

JUDGE OF PROBATE

(Seal) Jerry V. Downing (Seal)

(Seal) Sara T. Downing (Seal)

(Seal) (Seal)

STATE OF ALABAMA
JEFFERSON COUNTY } General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that Jerry V. Downing and wife Sara T. Downing 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 17 day of August, A. D., 1979

Larry L. Halcomb
Notary Public

My Commission Expires Jan. 10, 1982

NOTARIAL SEAL JEFFERSON COUNTY, ALABAMA PUBLIC

LARRY L. HALCOMB
ATTORNEY AT LAW
3512 OLD MONTGOMERY HIGHWAY