This instrument was prepared by

(Name) James C. Pino, Attorney at Law

(Address) P. O. Box 568, Pelham, Al. 35124

This Form furnished by:
Cahaba Title, Inc.
1970 Chandalar South Office Park
Pelham, Alabama 35124
Representing St. Paul Title Insurance Corporation

f23.50

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-** 1038

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

That in consideration of Twenty-Two Thousand Eight Hundred and no/100 DOLLARS
($22,800.00)
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Bobby G. Beasley and wife, Wanda Nell Giddens Beasley
(herein referred to as grantors) do grant, bargain, sell and convey unto

William David Kent and wife, Jacquelyn Elaine Kent
(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:

BOOK 322 PAGE 831

Begin at the NE corner of the NW¼ of the SW¼ of Section 27, Township 20, Range 3 West, thence Westerly along the North line of the NW¼ of the SW¼ 416 feet; thence due South 90 deg. 0' North to the point of beginning. Said property contains 4 acres, more or less. Situated in Shelby County, Alabama.

SUBJECT TO: (1) Taxes for 1979 and subsequent years. (2) Right of way easements to Colonial Pipe Line Company recorded in Deed Book 221, Pages 837 and 839. (3) Right of way easement to Southern Natural Gas, in Deed Book 88, Page 586, in Probate Office.

$22,500 of the consideration recited in this Deed was derived from a mortgage loan executed simultaneously herewith.

1979102400138910 1/1 $.00
Shelby Cnty Judge of Probate,AL
10/24/1979 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 3rd day of October, 19 79

WITNESS:

STATE OF ALA SHELBY CO.
I CERTIFY THIS
79 OCT 24 AM 8:19
JUDGE OF PROBATE

_____ (Seal)

_____ (Seal)

_____ (Seal)

Indiana

× Bobby Beasley (Seal)

× Wanda Beasley (Seal)

(Seal)

Rec. 1.50
Dock. 1.00
Security 397-585-
2.50

STATE OF ~~ALABAMA~~ Porter ~~Jefferson~~ }
COUNTY }

General Acknowledgment

I, Janet L. Crownover, a Notary Public in and for said County, in said State, hereby certify that Bobby G. Beasley and wife, Wanda Nell Giddens Beasley whose name 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 3rd day of October A. D., 19 79

Janet L. Crownover
Janet L. Crownover [redacted]tary Public.

Form ALA-31

Central [redacted] Bank