This instrument was prepared by

(Name) _____

(Address) _____

Title furnished by:

Cahaba Title, Inc.
Highway 31 South at Valleydale Road
P. O. Box 689
Pelham, Alabama 35124
Telephone 988-5600

396

4.500.00 CWZ

AGENT FOR ST. PAUL TITLE

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—

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

That in consideration of One dollar and other valuable considerations DOLLARS

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

Joseph E. Wade and wife, Lorraine S. Wade

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

Charles N. Zanaty and wife, Carole A. Zanaty

(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:

Commence at the SE corner of the SW¼ of NE¼, Section 12, Township 22 South, Range 1 East, the point of beginning; thence West along the South boundary of said ¼-¼ section a distance of 335.00 feet to the water edge of Lay Lake, thence Northeasterly along said water edge to a point that intersects the East boundary of said ¼-¼ section; thence South along said East boundary a distance of 717.20 feet to the point of beginning. Said land being situated into the SW ¼ of NE¼, Section 12, Township 22 South, Range 1 East, Shelby County, Alabama and containing 2.76 acres, more or less.

BOOK 323 PAGE 210

19791109000147450 1/1 $.00
Shelby Cnty Judge of Probate,AL
11/09/1979 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1979 NOV -9 PM 2:38

Probate Fee 4.50
Rec. 1.50
Ind. 1.00
7.00

JUDGE OF PROBATE

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 Sixth day of November, 1979.

WITNESS:
Donnie Wyatt (Seal) — Joseph E. Wade (Seal)
(Seal) — Lorraine S. Wade (Seal)
(Seal) — (Seal)

STATE OF ALABAMA
Shelby COUNTY } General Acknowledgment

I, Rita W. Akers, a Notary Public in and for said County, in said State, hereby certify that Joseph E. Wade and wife, Lorraine S. Wade 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 6 day of November A. D., 1979.

Rita W. Akers
Notary Public.

NOTARY

Form ALA-31

2911 Crescent Ave.
Bham, Al. 35209