

This instrument was prepared by

FRANK K. BYNUM. ATTORNEY

3410 INDEPENDENCE DRIVE. BIRMINGHAM. ALABAMA 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of FIFTY SIX THOUSAND AND NO/100 DOLLARS-----(\$56,000.00)

to the undersigned grantor, Brandywine Homes, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Lester W. Ehlers and wife, Evelyn M. Ehlers

(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 the County of Shelby, State of Alabama, to-wit:

Lot 50, except the Southeasterly 3.5 feet thereof,
according to the Survey of Brandywine, First Sector,
as recorded in Map Book 7, Page 7, in the Office of
the Judge of Probate of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations,
if any, of record.

\$42,000.00 of the purchase price recited above was paid from mortgage loan closed simul-
taneously herewith.

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its VicePresident, Max Hardin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3rd day of January 19 80.

Qued 4.00
Rec 1.50
Ind 1.00
16.50

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

BRANDYWINE HOMES, INC.

BY Max Hardin
VICE PRESIDENT

Max Hardin

1980 JAN -7 AM 10:49

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Max Hardin
whose name as Vice President of Brandywine Homes, Inc.
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being
informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation,

Given under my hand and official seal, this the 3rd day of

January 19 80.

Bynum & Bynum

Thomas A. Snowden, Jr.
NOTARY PUBLIC

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Shelby Cnty Judge of Probate, AL
01/07/1980 00:00:00 FILED/CERTIFIED