

This instrument was prepared by

Name) Daniel M. Spitler
Address) 1972 Chandalar South Office Park
Pelham, Alabama 35124



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

AGENT FOR
ST. PAUL TITLE

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

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

19800924000108180 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
09/24/1980 00:00:00 FILED/CERTIFIED

that in consideration of Eighty-Three Thousand Five Hundred and no/100-----dollars

the undersigned grantor, **SCOTT & WILLIAMS CO., 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

Billy J. Simmons and wife, Geneva E. Simmons

herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor
them in fee simple, together with every contingent remainder and right of reversion, the following described real estate,
situated in

Lot 34, according to the Survey of Quail Run, as recorded in Map Book 7,
Page 22, in the Office of the Judge of Probate of Shelby County, Alabama.
Situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

Mineral and mining rights excepted.

\$66,800 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

BOOK 328 PAGE 754

STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 SEP 24 AM 8:46

Thomas A. Lawrence, Jr.
JUDGE OF PROBATE

See Mtg. 406-166
Need tax - 17.00
Rec. 1.50
End. 1.50
19.50

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 President, **A. C. Scott**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of September 19 80
SCOTT & WILLIAMS CO., INC.

TEST:

Secretary

By

A. C. Scott

President

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said
state, hereby certify that **A. C. Scott**
whose name as the President of **SCOTT & WILLIAMS CO., INC.**
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 22nd day of September 19 80

Form ALA-33

Daniel M. Spitler
Notary Public

Daniel M. Spitler