

(Name) Robert O. Driggers, Attorney

(Address) 1736 Oxmoor Road, Homewood, Al. 35209

Form 1-1-5 Rev. 1-68

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS.



19801104000125450 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
11/04/1980 00:00:00 FILED/CERTIFIED

That in consideration of Thirty Three Thousand and No/100----- DOLLARS and the assumption of the hereinafter described mortgage

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

Ann L. Alexander, unmarried and Wayne A. Alexander, unmarried
(herein referred to as grantors) do grant, bargain, sell and convey unto

James J. Swift and Marilyn D. Swift
(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 2, in Block 1, according to Gross Addition to Altadena South, First Phase of First Sector, as recorded in Map Book 5, Page 122, in the Office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to the following:

1. Taxes for 1981 and thereafter. (Parcel No. 10-02-10-0-003-65).
2. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto as recorded in Deed Book 5, Page 356.
3. Restrictions appearing of record in Misc. Volume 3, Page 817.
4. Easements and building line as shown on recorded map.
5. Right of Way granted to Alabama Power Company by instrument(s) recorded in Deed Volume 102, Page 52 and Deed Volume 187, Page 377.

As part of the purchase price and consideration for this deed, the grantees herein assume and agree to pay the indebtedness evidenced by that certain mortgage to Real Estate Financing, Inc., as recorded in Mortgage Book 350, Page 452 and transferred and assigned to Federal National Mortgage Association by instrument recorded in Misc. Volume 19, Page 73.

\$21,500 of the consideration recited above was paid from the proceeds of a mortgage loan closed simultaneously 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 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 24th day of October, 19 80 See Mtg. 407-337

WITNESS: STATE OF ALA. SHELBY CO.
I CERTIFY THIS DEED WAS FILED
1980 NOV -4 AM 8:47
Deed tax 11.50
Rec. 1.50
Seal 1.00
14.00
ANN L. ALEXANDER (Seal)
Wayne A. Alexander (Seal)
WAYNE A. ALEXANDER (Seal)
OF PROBATE (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ann L. Alexander, unmarried & Wayne A. Alexander, unmarried whose names 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 24th day of October, A.D. 19 80.

My Commission Expires September 11, 1981