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Shelby Cnty Judge of Probate, AL  
12/30/1980 00:00:00 FILED/CERTIFIED

This instrument prepared by  
(Name) WILLIAM J. WYNN, ATTORNEY AT LAW  
(Address) 3400 Montgomery Highway, Pelham, Alabama 35124

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

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

That in consideration of THIRTY-NINE THOUSAND AND NO/100 DOLLARS

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

JOHN E. SHEPHERD, JR. AND WIFE, CAROL L. SHEPHERD,  
(herein referred to as grantors) do grant, bargain, sell and convey unto  
CHARLES LEGRAND PASSMORE, an unmarried man,

(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 27, in Block 5, Oak Mountain Estates, Third Sector, according to Map as recorded  
in Map Book 5, Page 83, in the Office of the Judge of Probate of Shelby County,  
Alabama.

Situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1981.
2. Restrictive covenants and conditions of record.
3. Building set back lines and rights of way of record.

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\$37,000.00 of the purchase price \$39,000.00 was paid from a mortgage loan  
closed simultaneously with deliver of this deed.

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 encumbrance  
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 26  
day of December, 1980

WITNESS:

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

1980 DEC 30 AM 10:40  
(Seal)

Thomas W. Snowden, Jr.  
JUDGE OF PROBATE (Seal)

John E. Shepherd, Jr. (Seal)

Carol L. Shepherd (Seal)

Deed 2.00  
Rec. 1.50  
Ind. 1.00  
4.50

See Mtg. 408-3462

STATE OF ALABAMA }  
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State  
hereby certify that JOHN E. SHEPHERD, JR. AND WIFE, CAROL L. SHEPHERD,  
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before  
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 26 day of December, A. D. 1980

Notary Public