

FRANK K. BYNUM. ATTORNEY

5-95-

3410 INDEPENDENCE DRIVE. BIRMINGHAM. ALABAMA 35209

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

19810318000030330 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
03/18/1981 00:00:00 FILED/CERTIFIED

That in consideration of THIRTEEN THOUSAND TWO HUNDRED AND NO/100-----(\$13,200.00)
AND THE ASSUMPTION OF THE HEREINAFTER DESCRIBED MORTGAGE, DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Gary Kaye Manwarring and wife, Sarah Manwarring
(herein referred to as grantors) do grant, bargain, sell and convey unto
Paul D. McCreary and Karen Hutter

(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 290, according to the Survey of Chandalar South,
Sixth Sector, as recorded in Map Book 7, Page 50, 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.

As part of the consideration herein, the grantees agree to assume and pay the unpaid
balance of that certain mortgage to Real Estate Financing, Inc., as recorded in Mortgage
Book 392, Page 364, in the Office of the Judge of Probate of Shelby County, Alabama.



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 4th
day of March, 19 81.

WITNESS:

_____(Seal)
_____(Seal)
_____(Seal)


_____(Seal)

_____(Seal)
_____(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 Gary Kaye Manwarring, husband of Sarah Manwarring
whose name 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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 4th day of March, A. D. 19 81.

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Sarah Manwarring, wife of Gary Kaye Manwarring, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 12th day of March, 1981.

Frank L. Bynum
Notary Public

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DOCUMENT WAS FILED
1981 MAR 18 AM 9:33
Thomas G. Shumaker, Jr.
JUDGE OF PROBATE
Deed tax - 13.50
Rec. 3.00
1.00
17.50

RETURN TO:

BYNUM & BYNUM
P.O. BOX 76037
BIRMINGHAM, ALABAMA 35272

Gary Kaye Manwarring and wife,
Sarah Manwarring

TO

Paul D. McCreary and Karen Hutton

WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR

STATE OF ALABAMA,
COUNTY.

Judge of Probate

BYNUM AND BYNUM
ATTORNEYS AT LAW
3410 INDEPENDENCE DRIVE
BIRMINGHAM, ALABAMA 35209

DEED TAX \$
RECORD FEES \$
TOTAL \$