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This instrument was prepared by

(Name) Yvonne Splawn

(Address) 1137 8th Place, Pleasant Grove, AL 35114



Jefferson Land Title Services Co., Inc.
318 21ST NORTH • P.O. BOX 14081 • PHONE (205) 328-4111
BIRMINGHAM, ALABAMA 35211
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR-

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

That in consideration of \$500.00 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we
Jimmie D. Splawn, widow
(herein referred to as grantors) do grant, bargain, sell and convey unto
Jimmie D. Splawn and Rosemary Splawn Brown

(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:

That part of the Northeast corner of the Susie Splawn property lying West of Southern Railroad at Wilton, Alabama.
Beginning at a point (282) two hundred eighty-two feet from where the section line crosses or intersects the Northwest margin or boundry of the right of way of the Southern Railway Co., thence in a Northerly direction (75) seventy-five feet to Southeast corner of the George R. Moore lot, thence in a Westerly direction (312) three hundred twelve feet, thence in a Southerly direction (75) seventy-five feet, thence in a Easterly direction (312) three hundred twelve feet to point of beginning.
Said property lying the the North half of the Southeast Fourth of Section (8) eight Township (24) twenty-four, Range (12) twelve East, in Shelby County, Alabama.

Jimmie D. Splawn is the surviving grantee of deed recorded in Deed Book 271, Page 563, in the Probate Office of Shelby County, Alabama; the other grantee, S. P. Splawn having died on or about the 21st day of October, 1977.

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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 (and my 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 March, 19 81

WITNESS: STATE OF ALA. SHELBY CO. JUDGE OF PROBATE
1981 MAR 31 AM 8:44
300

Jimmie D. Splawn
300
NOTARY PUBLIC

STATE OF ALABAMA }
JEFFERSON COUNTY } **General Acknowledgment**

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Jimmie D. Splawn, a widow 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 has executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this 24 day of March, A. D., 19 81

Margaret G. Davis
Notary Public