

This instrument prepared by



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Shelby Cnty Judge of Probate, AL
05/14/1981 00:00:00 FILED/CERTIFIED

(Name) William A. Jackson, Attorney
1734 Oxmoor Road
(Address) Birmingham, Alabama 35209

Form 1-15 Rev. 1-66

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,

That in consideration of Eleven Thousand One Hundred Fifty and No/100----- DOLLARS

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

Gary Mark Wise and wife, Angela P. Wise

(herein referred to as grantors) do grant, bargain, sell, and convey unto

Charles M. Gendron and wife, Meredith Anne Gendron

(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 16, according to the Survey of Chaparral, First Sector, Phase I, as recorded in Map Book 7, Page 120, and amended in Map Book 7, Page 161, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to easements and restrictions of record.

And as further consideration the grantees herein expressly assume and promise to pay that certain mortgage to Real Estate Financing, Inc., recorded in Mortgage Book 403, Page 542, in said Probate Office, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

\$11,000.00 of the purchase price recited above was paid from a second 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 12th day of May, 19 81

WITNESS:

Deed TAX 50 (Seal)
Rec 1.50
3rd 1.00 (Seal)
3.00 (Seal)
151 MAY 14 AM 8:30
see Mtg 4/12/81 (Seal)

Gary Mark Wise (Seal)
Gary Mark Wise
Angela P. Wise (Seal)
Angela P. Wise (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 Mark Wise and wife, Angela P. Wise 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 12th day of May, A. D., 19 81.

HARRISON, JACKSON & LEE
1734 Oxmoor Road
BIRMINGHAM, ALA. 35209

Notary Public