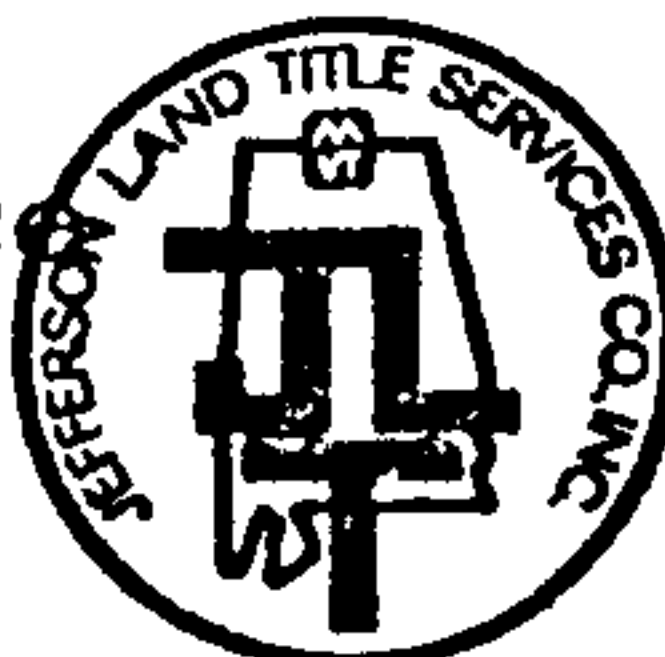


This instru as prepared by

(Name) Harrison, Conwill, Harrison & Justice
Attorneys at Law
(Address) Columbiana, Alabama 35051



Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-
BIRMINGHAM, ALABAMA 35201
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.

19811013000109560 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
10/13/1981 00:00:00 FILED/CERTIFIED
DOLLAR

That in consideration of Twenty-three Thousand and no/100

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

Lavonia Gambrell Carter, an unmarried woman

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

William M. Stevens and Kristin A. Stevens

(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:

A tract of land located in the NW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 14, Township 19 South, Range 2 East, described as follows: Commence at the Northwest corner of said Section 14 and run due South along the West line of said section a distance of 674.00 feet to a point on the West line of said section; thence run Northeasterly a distance of 40 feet, more or less, to a point on the East right-of-way line of West Highland Street, Vincent, Alabama, said point being the Southwest corner of the Myrtie W. Carter lot and the point of beginning of the property herein conveyed; thence continue in a North-easterly direction along the Southeast line of the Myrtie W. Carter property a distance of 260.00 feet, more or less, to the point of intersection of the West right-of-way line of U. S. Highway 231; thence run in a Southwesterly direction along the West right-of-way line of said U. S. Highway 231 a distance of 420.00 feet, more or less, to the point of intersection with the East right-of-way line of West Highland Street; thence run North along the East right-of-way line of West Highland Street a distance of 270.00 feet, more or less, to the point of beginning.

Grantor retains one-half of all mineral, oil and mining rights.

\$20,000.00 of the purchase price recited above was paid from a mortgage executed 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, I have hereunto set my hand(s) and seal(s), this 12th

day of October, 1981 See mtg 416-191

WITNESS:

1981 OCT 13 PM 1:46
Deed Tax - 300
Rec 150
End 100
550

(Seal)

Lavonia Gambrell Carter (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Shelby COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Lavonia Gambrell Carter, an unmarried woman 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 12th day of October