

This instrument was prepared by

(Name) V. Wayne Causey

(Address) P. O. Drawer D, Calera, AL 35040

Form 1-1.5 Rev. 1-66

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eight Thousand and No/100 (\$8,000.00) DOLLARS

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

Mattie P. Simmons and husband, Paul P. Simmons

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

Lorenza Mitchell and wife, LaVera Mitchell

(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 parcel of land lying and being situated in the SE 1/4 of the SE 1/4 of Section 19, Township 22 South, Range 3 West, Shelby County, Alabama, described as follows: From the southeast corner of said SE 1/4 of SE 1/4. run West along the South 1/4-1/4 line for 530.9 feet; thence deflect right 90 deg. and run for 47.2 feet to a point on the North R.O.W. line of County Road No. 204; run thence westerly along said right right of-way line for 207.2 feet to the point of beginning of subject lot; from said point thus established, continue to run along said road R.O.W. line for 207.2 feet; thence run northerly along the west line of the Prentice lot for 712.7 feet to a fence; run thence in a northeasterly direction along said fence for 341.3 feet to an iron pin; run thence southeasterly along a fence for 116 feet; thence run south and parallel to the west lot line for 1002 feet and back to the point of beginning; being situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

The purchase price recited above, was paid from a mortgage loan 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 21 day of Oct, 1981

WITNESS: STATE OF ALA. SHELBY CO. See Mtg 416-627 Rec. 150 100 Mattie P. Simmons (Seal) 250 Mattie P. Simmons (Seal)

1981 NOV -2 AM 9:30 (Seal) Paul P. Simmons (Seal) Paul P. Simmons (Seal)

STATE OF ALABAMA SHELBY COUNTY General Acknowledgment

the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that: Mattie P. Simmons and husband, Paul P. Simmons

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 21 day of Oct, A. D., 1981

My commission expires March 11, 1985 Central State P. O. Box 100 Public.