

This instrument prepared by

Central State Bank
Edward DeLoach

(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
James B. Mitchell, Jr. and wife, Lelia Mitchell

19811102000116680 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
11/02/1981 00:00:00 FILED/CERTIFIED

(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 in the SE 1/4 of SE 1/4, 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, and the point of beginning of subject lot; from said point thus established deflect right 24 deg. 23 min. and run Northeasterly for 270.7 feet; thence run in a Northwesterly direction along a fence periodically staked with old iron pins for 742 feet; thence run South for 1002 feet to a point on said road R.O.W. line; run thence easterly along said road R.O.W. line for 207.2 feet to the point of beginning; being situated in Shelby County, Alabama.

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Subject to easements and restrictions of record.

The purchase price recited above, was paid from a mortgage loan simuntaneously 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

day of 21, Dec, 1981

WITNESS:

STATE OF ALA. SHELBY CO. I CERTIFY THIS DEED WAS FILED

See Mtg. #16-624

(Seal) Mattie P. Simmons

(Seal) Paul P. Simmons

(Seal) Judge of Probate

Mattie P. Simmons (Seal)

Paul P. Simmons (Seal)

(Seal)

OLIVER J. MILAN NOTARY PUBLIC 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 Mattie P. Simmons and husband, Paul P. Simmons whose name s 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 26 day of Oct A. D., 1981

My Commission Expires March 11, 1985 Central State Bank P. O. Box 150 Calera, AL 35040

Oliver J. Milan Notary Public