

This instrument was prepared by

(Name) DANIEL M. SPITLER
Attorney at Law

(Address) 1972 Chandalar Office Park
Pelham, Alabama 35124



This Form furnished by:

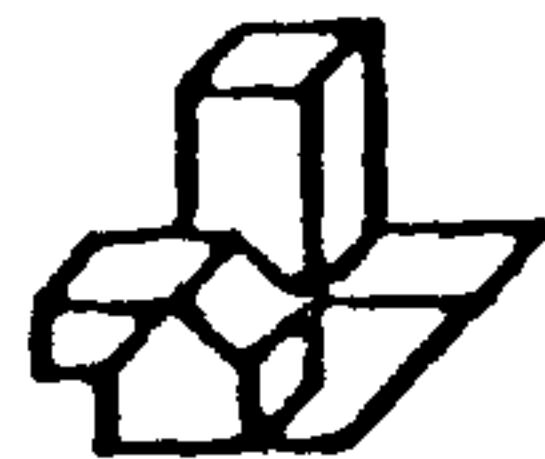
Cahaba Title, Inc.

Highway 31 South at Valleydale Road

P. O. Box 689

Pelham, Alabama 35124

Telephone 988-5600



AGENT FOR

ST. PAUL, TN



19811103000116990 Pg 1/2 .00
Shelby Cnty Judge of Probate, AL
11/03/1981 00:00:00 FILED/CERTIFIED

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Thousand Seven Hundred and no/100 (\$20,700.00) DOLLARS

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

Kent S. Brown and wife, Denise L. Brown

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

James R. Kilgore, IV and Gwynn W. Kilgore

(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 28, according to the survey of Royal Oaks, 2nd Sector as recorded in Map Book 7, Page 77 in the Probate Office 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 Jefferson Federal Savings & Loan Association of Birmingham recorded in Mortgage Book 411, Page 53 in the Office of the Judge of Probate of Shelby County, Alabama, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

BOOK 335 PAGE 907

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 encumbrance 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 29th day of October, 1981

WITNESS:

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Kent S. Brown, husband of Denise L. Brown whose name is signed to the foregoing conveyance, and who is known to me and acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of October, 1981

Form ALA-31

Daniel M. Spitler

Kent S. Brown
KENT S. BROWN
Denise L. Brown
DENISE L. BROWN
by Kent S. Brown
ATTORNEY - IN - FACT

[Signature]
Notary Public.

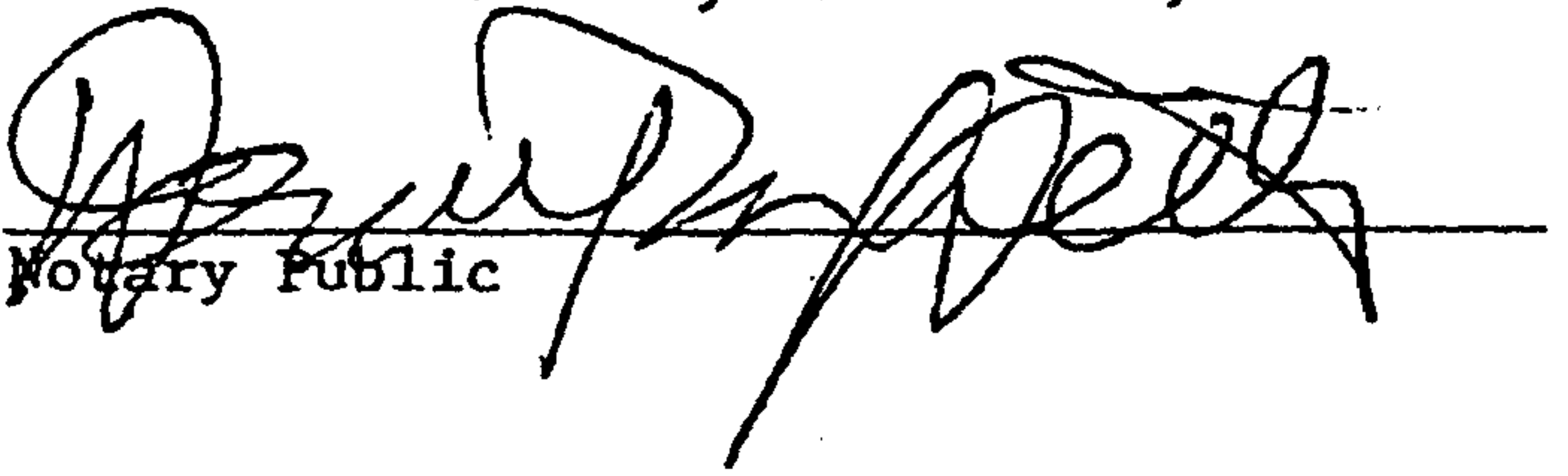
STATE OF ALABAMA)

19811103000116990 Pg 2/2 .00
Shelby Cnty Judge of Probate, AL
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SHELBY COUNTY)

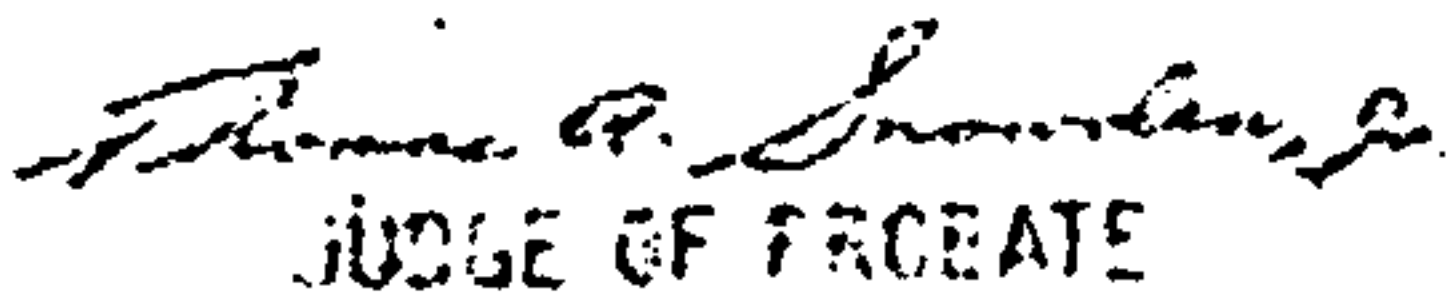
I, Daniel M. Spitler, a Notary Public in and for said County in said State, hereby certify that Kent S. Brown, as Attorney-in-Fact, on behalf of Denise L. Brown, wife of Kent S. Brown, whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he, in his capacity as Attorney-in-Fact, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of October, 1981.


Notary Public

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

1981 NOV -3 AM 8:27


JUDGE OF PROBATE

deed tax 21.00
Rec 300
Sub 100
25.00

Return to DANIEL M. SPITLER

ATTORNEY AT LAW

Spitler Building - Suite 100

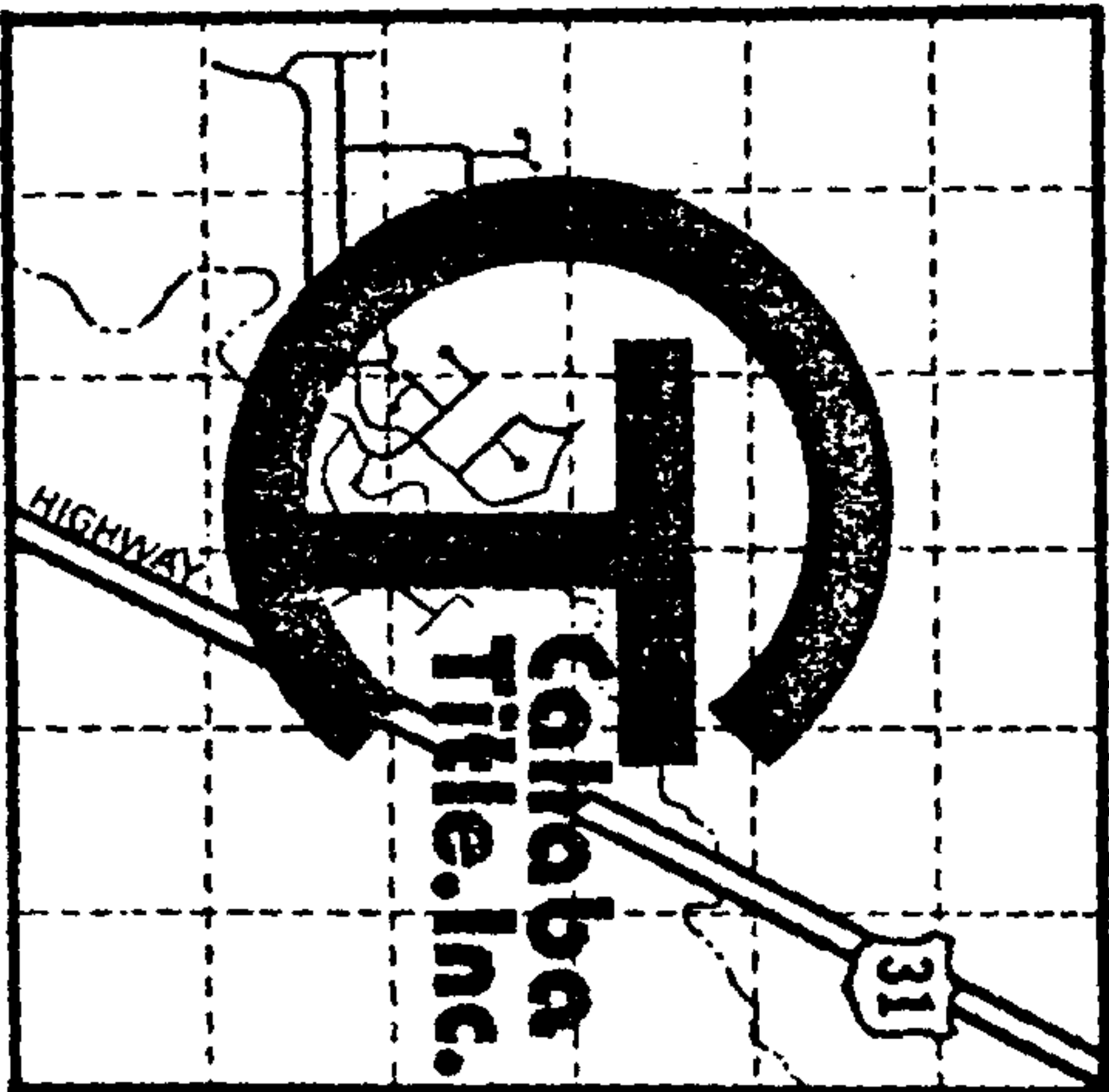
1970 Chandalar South Office Pl.

PELHAM, ALABAMA 35124

TO

WARRANTY DEED

JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR



Recording Fee \$

Deed Tax \$

\$

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