

This instrument was prepared by

(Name) WILLIAM J. WYNN, ATTORNEY AT LAW
2850-F Highway 31 South
(Address) Pelham, Alabama 35124



This Form furnished by:

Cahaba Title, Inc.
1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation



19811230000137580 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
12/30/1981 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 FIFTY-NINE THOUSAND SIX HUNDRED FOURTEEN AND 46/100-----DOLLARS \$30,614.46 of the above consideration being in the form of a mortgage assumed; \$8,250.00 of the above consideration being in the form of a mortgage given to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

RICHARD T. MOORE AND WIFE, EVELYN V. MOORE,

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

BILLY E. HEATON AND WIFE, LAVINIA HEATON,

(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 5, Block 1, according to the survey of Cahaba Valley Estates, Fourth Sector, as recorded in Map Book 5, Page 127, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1982.
2. Building lines, easements, rights-of-way and restrictions of record.
3. Mortgage to Colonial Mortgage Co., recorded in Vol. 336, Page 200, in the Probate Office of Shelby County, Alabama, and assigned to Federal National Mortgage Association in Misc. Vol. 7, Page 40, in said Probate Office, which Grantees assume and agree to pay.

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 17th day of December, 1981

WITNESS:

(Seal)

1981 DEC 30 AM 10:55 (Seal)

(Seal)

(Seal)
RICHARD T. MOORE

EVELYN V. MOORE (Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

Deed 21.00
Reg 1.50
Ind. 1.00
23.50 General Acknowledgment

I, the undersigned hereby certify that RICHARD T. MOORE AND WIFE, EVELYN V. MOORE, 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 17th day of December,

W. J. Wynn
28 Highway 31 So
Pelham 35124

(Seal)
Notary Public