

(Name) Dale Corley

(Address) 1933 Montgomery Highway

James Henry Butler, Jr.

440 13th Street S.W.

Alabaster, Alabama

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Seven Thousand Twenty-Five and 34/100 DOLLARS

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

Dieter Reiner Hotz and wife, Patricia A. Hotz

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

James Henry Butler, Jr. and wife, Jennifer Hester Butler

(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 9, in Block 1, according to the Survey of Fall Acres Subdivision, Third Sector, as recorded in Map Book 5, Page 79, in the Office of the Judge of Probate of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to:

1. Current taxes.
2. 35 foot building set back line and easements as shown by record plat.
3. Right of Way to Shelby County, Alabama in Deed Volume 72, Page 538, Deed Volume 76, Page 324 and Deed Volume 234, Page 767.
4. Easements to Alabama Power Company in Deed Volume 171, Page 36 and Deed Volume 207, Page 656.
5. Restrictions, conditions and limitations in Deed Volume 285, Page 703.

"Grantees herein, as part of the purchase price and consideration for this deed, assume and agree to pay the indebtedness evidenced by that certain mortgage made by Dieter Reiner Hotz and wife, Patricia A. Hotz to Real Estate Financing, Inc., which mortgage is recorded in the Office of the Judge of the Probate Court of Shelby County, Alabama, in mortgage record volume 385, Page 55. And for the same consideration Grantees herein hereby assume the obligations of Dieter Reiner Hotz and wife, Patricia A. Hotz, under the terms of the instruments and VA Regulations authorizing, creating and securing the loan to indemnify the VA to the extent of any claim payment arising from the guaranty or insurance of the indebtedness above mentioned."

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 ~~ourselves~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~I~~ (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 ~~do~~ (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 9th day of February, 1982

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

DOCUMENT WAS FILED

(Seal)

1982 FEB 12 AM 9:13

(Seal)

Thomas G. Shanderson, Jr.

JUDGE OF PROBATE

(Seal)

Deed 7.50  
Rec. 1.50  
Ind. 1.00  
10.00

Dieter Reiner Hotz

Dieter Reiner Hotz

(Seal)

Patricia A. Hotz

Patricia A. Hotz

(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dieter Reiner Hotz and wife, Patricia A. Hotz 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 9th day of February, A. D., 1982

CORLEY, MONROE, DEBUISS, BONES, THURSTON & BEAVERS, ATTORNEYS  
1933 MONTGOMERY HIGHWAY  
BIRMINGHAM, ALABAMA 35209

Notary Public

Notary Public