

This instrument was prepared by

(Name)

JOHN E. MEDARIS

1050

(Address)

P. O. Box 766, Alabaster, AL 35007

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 Thirty Thousand and no/100 DOLLARS

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

ALAN BYON BOND and HARRIET L. BOND

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

CHARLES WATSON and IDA MAE WATSON

(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:

Beginning at the Northwest corner of Lot No. 1, Block No. 1, as per Map of Arden Subdivision in the City of Montevallo, Alabama, recorded in Map Book 3 Page 64, in the office of the Judge of Probate, Shelby County, Alabama; thence run North 6 deg. 20 min. West 35.50 feet to the North boundary line of the NW 1/4 of SE 1/4 of said Section 21; run thence North 84 deg. 27 min. East along said boundary line a distance of 158.28 feet; run thence South 5 deg. 02min. East 41 feet, more or less to the Northeast corner of said Lot No. 1; run thence West along the North boundary line of said Lot No. 1 a distance of 158.28 feet to the point of beginning; being situated in Shelby, County, Alabama.

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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, I have hereunto set my hand(s) and seal(s), this 31 day of Aug, 1981.

WITNESS:

NOTARY PUBLIC

HARRIET L. BOND (Seal)

ALAN BYON BOND (deceased) (Seal)

General Acknowledgment

STATE OF ALABAMA

JUDGE OF PROBATE

SHELBY COUNTY

I, Carolyn C. Austin, a Notary Public in and for said County, in said State, hereby certify that Harriett L. Bond whose name she 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31 day of August, A. D. 1981.

Notary Public.

My Commission Expires January 26, 1982