

(Name) John F. De Buys, Jr.

(Address) 1933 Montgomery Highway

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-Three Thousand Nine Hundred and no/100-----Dollars

to the undersigned grantor, Roy Martin Construction, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Calvin R. Fessel and wife, Vivian L. Fessel

(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 2, Block 1, according to the survey of Sunny Meadows
as recorded in Map Book 8, Page 18, A,B,C, in the Probate
Office of Shelby County, Alabama.

Subject to:

1. Current taxes.
2. Building setback line of 35 feet reserved from Meadow Garden Lane as shown by plat.
3. Public utility easements as shown by recorded plat, including 12.5 foot easement on Southeast side; 20-foot easement on Southwest side, and 10-foot easement on Northwest side, as shown on recorded map.
4. Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 36, Page 881, in Probate Office.
5. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 139, Page 128; Deed Book 134, Page 514, and Deed Book 173, Page 192, in Probate Office.
6. Agreement in regard to underground transmission of power, and covenants with Alabama Power Company as set out in Deed Book 326, Page 126, and in Misc. Book 37, Pages 21 and 22, in Probate Office.

\$62,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously 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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Roy L. Martin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23rd day of April 19 82

ATTEST:

STATE OF ALABAMA, SHELBY COUNTY.
I, JAMES A. LINDSEY, JR.,
Notary Public for said County.

ROY MARTIN CONSTRUCTION, INC.
By Roy L. Martin President

STATE OF Alabama
COUNTY OF Jefferson

1982 APR 28 AM 9:09

Deed 22.00
Rec. 1.50
Ind. 1.00
34.50

Sermtg. 420-144

JAMES A. LINDSEY, JR.
JUDGE OF PROBATE

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Roy L. Martin
whose name as President of Roy Martin Construction, Inc.
a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as
the act of said corporation,

Given under my hand and official seal, this the 23rd day of April

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CORLEY, MONCOS, De BUYS, GOINGS, THURSTON & DEEVERS, ATTORNEYS
2100 - 16TH AVENUE, SOUTH
P. O. BOX 3418
BIRMINGHAM, AL 35255

Notary Public