

This instrument was prepared by

(Name) DOUGLAS L. KEY, ATTORNEY AT LAW

2100 11th Avenue North

(Address) Birmingham, AL 35234

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

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100 (\$1.00) and to clear title DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Vernie Dwight Joyner and wife, Joyce Ann Joyner

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

Luther R. Bradley and wife, Hazel G. Bradley

(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:

PARCEL I:

A part of the NE 1/4 of SW 1/4 of SW 1/4 of Section 9, Township 22 South, Range 2 West being more particularly described as follows:

Commence at the NE corner of SW 1/4 of SW 1/4 of Section 9, Township 22 South, Range 2 West, thence run south along east boundary of SW 1/4 of the SW 1/4 a distance of 210 feet to a point; thence west and parallel to north boundary of said SW 1/4 of SW 1/4 210 feet to a point; thence north and parallel to east boundary of said SW 1/4 of SW 1/4 210 feet to a point; thence east along north boundary of said SW 1/4 of SW 1/4 210 feet to point of beginning.

PARCEL II:

Commence at the NE corner of SW 1/4 of SW 1/4 of Section 9, Township 22 South, Range 2 West; thence run south along east boundary of said SW 1/4 of SW 1/4 for 565 feet to point of beginning; thence continue south along last described course for 105 feet; thence west and parallel to north boundary of said SW 1/4 of SW 1/4 210 feet to a point; thence north and parallel to east boundary of said SW 1/4 of SW 1/4 105 feet to a point; thence east and parallel to north boundary of said SW 1/4 of SW 1/4 210 feet to the point of beginning. 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 X (we) do for X (ourselves) and for X (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that X (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that X (we) have a good right to sell and convey the same as aforesaid; that X (we) will and X (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 10th day of August, 1982

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED TO CLEAR TITLE
1982 AUG 16 AM 9:59

Receipt 50
Rec 150
300

Vernie Dwight Joyner (Seal)
VERNIE DWIGHT JOYNER

Joyce Ann Joyner (Seal)
JOYCE ANN JOYNER

Judge of Probate (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 Vernie Dwight Joyner and wife, Joyce Ann Joyner whose name is signed to the foregoing conveyance, and who are known to me, acknowledged before me on this 10th day of August, 1982, that being informed of the contents of the conveyance they have executed the same voluntarily on the same date.

Given under my hand and official seal this 10th day of August, 1982.

Notary Public.