

This instrument was prepared by

WILLIAM H. HALPERSON
SUITE 820
#1 INDEPENDENCE PLAZA
BIRMINGHAM, AL 35209

Pelham, AL 35124



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Shelby Cnty Judge of Probate, AL
02/08/1983 00:00:00 FILED/CERTIFIED

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 Sixty Three Thousand Five Hundred and no/100 DOLLARS

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

Steven Albert Smith and wife, Laura R. Smith
(herein referred to as grantors) do grant, bargain, sell and convey unto

Hollie L. Sharpe and Anna M. Sharpe
(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, in Block 2, according to the Survey of Cahaba Valley Estates, Third Sector, as recorded in Map Book 5, page 107, in the Probate Office of Shelby County, Alabama.

Subject to taxes, easements and restrictions of record.

\$60,300.00 of the purchase price recited above was paid from a mortgage loan closed simultanesouly herewith.

BOOK 344 PAGE 999

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 ~~my~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~my~~ (we) have a good right to sell and convey the same as aforesaid; that ~~my~~ (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 27th day of January, 1983

WITNESS:

Hand TDX 3.50
Dea 1.50
Jan 1.00
6.00
1983 FEB -2 AM 8:36
Sec 112 H27-180

Steven Albert Smith (Seal)
Steven Albert Smith
Laura R. Smith (Seal)
Laura R. Smith

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Steven Albert Smith and wife, Laura R. Smith, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me that they executed the same voluntarily.

27th day of January, A. D. 1983

William H. Halperson