

This instrument was prepared by

(Name) WALLACE, ELLIS, HEAD & FOWLER, ATTORNEYS AT LAW

(Address) Columbiana, Alabama 35051

Form 1-1-5 Rev. 1-64

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 SEVENTEEN THOUSAND FIVE HUNDRED AND NO/100 (\$17,500.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Russell R. Stark and wife, Mary Redmon Stark

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

Richard C. Porter and wife, Joy D. Porter

308 Deborah Dr. Columbiana, AL.
35051

(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 No. 40 according to Map of 1974 Addition to Shelby Shores Phase II, as recorded in Map Book 6, Page 33, in Probate Office of Shelby County, Alabama.

Subject to the following:

35 foot building set back line from Fowler Lane.

Restrictions as shown on Record in the Probate Office of Shelby County, Alabama in Misc. Book 9, Page 579, and restrictions as shown on Map Book 6, Page 33.

Rights acquired by the Alabama Power Company by instrument recorded in Deed Book 253, Page 116, and 120 in Probate Office.

Permits to Alabama Power Company as recorded in Deed Book 225, Page 918, and in Deed Book 292, Page 361, in Probate Office.

Permit to South Central Bell as recorded in Deed Book 300, Page 250, in Probate Office, of Shelby County, Alabama

Such state of acts as would be disclosed by an accurate survey and inspection of the premises.

\$17,500.00 of the purchase price recited above, was paid from a mortgage loan 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 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, we have hereunto set our hand(s) and seal(s), this 2nd day of February, 1984.

WITNESS

Reggie J. Jones (Seal)
Lura M. King (Seal)

Russell R. Stark (Seal)
Mary Redmon Stark (Seal)

STATE OF ALA. SHELBY CO.
I CERTIFY THAT
THIS INSTRUMENT WAS FILED
see reg. 443-500 Rec. 150
1984 FEB 16 AM 9:00

STATE OF ALABAMA

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Russell R. Stark and wife, Mary Redmon Stark 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 2nd day of Feb. A. D., 1984

Notary Public, State of Alabama at Large
My commission expires Nov 7, 1986
Bonded thru Lawyers Surety Corp.

Shirley J. Smith
F. N. B. C.