

This instrument was prepared by

(Name) William H. Halbrooks, Attorney
Suite 820 Independence Plaza
(Address) Birmingham, AL 35209

SEND TAX NOTICE:

Albert G. Folcher, Jr.
729 Whippoorwill Drive
Birmingham, AL 35244

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

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Twenty Two Thousand Nine Hundred & no/100-DOLLARS

to the undersigned grantor, Pevear & Smyer, 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

Albert G. Folcher, Jr. and Sara D. Folcher

(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 46 according to the Survey of Third Addition to
Riverchase West, as recorded in Map Book 7, page 139,
in the Probate Office of Shelby County, Alabama.

Subject to taxes, easements and restrictions of record.

\$116,750.00 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 con-
tingent 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 encum-
brances,

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, Jesse S. Pevear, III
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 17th day of May 19 84

ATTEST:

[Signature]

Pevear & Smyer, Inc.

STATE OF ALABAMA
COUNTY OF JEFFERSON
INSTRUMENT NO. 1111

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

1984 MAY 30 PM 12:38
See Mtg #49-613

Deed TAX 6.50
Rec 1.50
Inc 1.00
9.00

I, the undersigned
State, hereby certify that Jesse S. Pevear, III
whose name as President of Pevear & Smyer, 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,

17th May

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

[Signature]
Notary Public
1984