

(Name) Wallace, Ellis, Head & Fowler, Attorneys

(Address) Columbiana, Alabama 35051

Form 1-1-8 Rev. 1-84

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 FOUR THOUSAND, FIVE HUNDRED & NO/100 (\$4,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, C. G. Clemmons and wife, Evelyne Clemmons

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

Stuart E. Giles and wife, Karen D. Giles - Strother Street, Wilton, Al. 35187

(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:

Lots 15, 16, and 17, in Block D, according to the plat of Wilmont Subdivision as recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Map Book 3, page 124.

Subject to utility easements and road rights of way of record.

Subject to Restrictions as shown of record in Deed Book 218, page 523 in the Probate Office of Shelby County, Alabama.

Subject to Restrictive Covenants as shown on map of said subdivision recorded in Map Book 3, page 124 in said Probate Office.

Subject to Restrictions as shown of record on Mortgage recorded in Mortgage Book 269, page 532 in said Probate Office.

BOOK 358 PAGE 263

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 16th day of August, 1984

WITNESS:

STATE OF ALA. SHELBY CO. (Seal)
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)

1984 AUG 16 PM 2:36 (Seal)

C. G. Clemmons (Seal)
(C. G. Clemmons)

(Evelyne Clemmons) (Seal)
Evelyne Clemmons (Seal)

STATE OF ALABAMA
SHELBY COUNTY

JUDGE OF PROBATE

Deed TAX 4.50
Rec 2.50
Jud 1.00
8.00

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that C. G. Clemmons and wife, Evelyne Clemmons whose name s 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 16th day of August, A. D., 1984.

Louise Brasher
Notary Public.