

This instrument was prepared by

FULL CONSIDERATION \$18,000.00

(Name) Donald Real Estate 275

(Address) 4508 Gary Ave Fairfield, Al 35064

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Ten Thousand Five Hundred Dollars \$10,000.00 DOLLARS and The execution of a Purchase Money Mortgage and note in the amount of Seventy-Five Hundred dollars (\$7500.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Robert L. Robinson

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

Robert L. Gulsby and wife Alma D. Gulsby

(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 11, Sector B, according to the survey of The Homestead, as recorded in the Map Book 8, Page 167, in the Probate Office of Shelby County.

Except mineral and mining, oil and gas rights and all rights incidental thereto.

Subject to restrictions of Grantors, copy of which is hereby acknowledged by Grantees, also subject to roadway, power and water easements and all matters of public record.

This is a Statutory Deed.

This is not The Homestead of the Grantor.

\$7,500 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 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, I have hereunto set my hand(s) and seal(s), this 3rd day of September, 1984

WITNESS:

STATE OF ALABAMA, SHELBY CO.

1. GENE L. FINE

INSTRUMENT NO. FILED

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STATE OF ALABAMA

Jefferson COUNTY

RECORDING FEES

Mortgage Tax \$

Deed Tax (Seal) 300 (Seal)

Mineral Tax (Seal)

Recording Fee 250 (Seal)

Index Fee 100 (Seal)

TOTAL \$ 650

General Acknowledgment

I, Robbie Lynn Birtch, a Notary Public in and for said County, in said State, hereby certify that Robert L. Robinson

whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of September, 1984

Don Spiller

Robbie Lynn Birtch
Notary Public

MY COMMISSION EXPIRES 10-24-87