

This instrument was prepared by

(Name) L. H. Amberson

(Address) 3525 Mill Run Road Birmingham, Alabama 35223

Form 1-1-5 Rev. 1-55

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 Twenty-eight Thousand and no/100-----DOLLARS

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

(herein referred to as grantors) do grant, bargain, sell and convey unto Willaim Kennedy Strange, Jr. and Alice Alkebrook Strange

(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 12, according to the Map of DEERWOOD - LAKE, as recorded in Map Book 6, Page 30, in the Probate Office of Shelby County, Alabama.

The within described property is conveyed subject to the following:

1. Taxes for 1984 and subsequent years. 1984 taxes are a lien but not due and payable until October 1, 1984.
2. Restrictive covenants and conditions filed for record on August 1, 1974, in Misc. Book 9, Page 432.
3. 5-foot utility easement over the North and South sides of said lot as shown on recorded map.
4. Title of one-half interest in mineral rights as reserved in deed to Charles O'Neal Bailey and Patricia M. Bailey, recorded in Deed Book 199, Page 523, in Probate Office of Shelby County, Alabama.
5. Restrictions as shown on recorded map of said subdivision.
6. Transmission line permit to Alabama Power Company and Southern Bell Telephone and Telegraph Company dated April 18, 1975, recorded in Deed Book 292, Page 353, in Probate Office of Shelby County, Alabama.
7. Permit to South Central Bell Telephone Company dated June 14, 1976, recorded in Deed Book 299, Page 702 in Probate Office of Shelby County, Alabama.
8. Rights of parties in possession, encroachments, overlaps, overhangs, unrecorded easements, violated restrictive covenants, deficiency in quantity of ground, or any matters not of record which would be disclosed by an accurate survey and inspection of the premises.
9. No liability is assumed for possible unfilled mechanics' and materialmen's liens.

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 day of , 19

WITNESS:

STATE OF ALA. SHELBY CO.

I CERTIFY THIS

INSTRUMENT WAS FILED

Deid TAX 28.00

Rec 2.50

Ind 1.00

31.50

1984 NOV -6 PM 12:55

(Seal)

Frances Y. Amberson (Seal)

Legrand H. Amberson (Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Mary E. Faulk, a Notary Public in and for said County, in said State, hereby certify that Frances Y. Amberson & Legrand H. Amberson, whose names are signed to the foregoing conveyance, and who I know 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 7th day of August, A. D., 1984

325 Green Ave
Birmingham AL 35209

Notary Public.