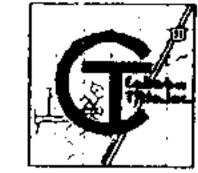
DANIEL M. SPITLER (Name)

(Address)

Attorney at Law

108 Chandalar Drive

Pelham, Alabama 35124



Highway 31 South at Valleydale Rd., P.O. Box 689.

Pelham, Alabama 35124 Phone (205) 988-5600 Policy Issuing Agent for SAFECO Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF	ALABAMA			
CHEIDY				

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KNOW ALL MEN BY THESE PRESENTS.

(\$113,750.00)

That in consideration of ONE HUNDRED THIRTEEN THOUSAND SEVEN HUNDRED FIFTY AND NO/100

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to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, MORRIS E. HORTON, JR., an unmarried man, and KATHRYN A. DIETZ, an unmarried woman,

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

RICHARD JEROME MCREE and wife, MARY SUE MCREE

(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

> Lot 6, Block 1, according to the Survey of Sunny Meadows, Phase Two, as recorded in Map Book 8, page 19 A & B, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

35' Building line as shown by recorded map.

20' Easement on northwest and rear as shown by recorded map.

Restrictions contained in Misc. Vol. 36, page 881 and Misc. Vol 37, page 2, in the Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company recorded in Misc. Vol. 37, page 22, in Probate Office of Shelby County, Alabama.

\$62,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

KATHRYN A. DIETZ, one of the Grantors herein, is one and the same person as Kathryn D. Horton, Grantor in Deed Vol. 354, page 259.

This property does not consitute the homestead of the Grantors herein.

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 WITE	NESS WHEREOF, We ha	sve hereunto setOUT	hand(s) and seal(s), this2	9th
-	April	-		
WITNESS:	STATE OF ALA SHELBY CO.	Deed tay 5150	Marria E Hart	- -
	1985 HAY -8 AH 9- 20	(Seat) Joo	Morris E. Horton, Jr., Morris E. Horton, Jr., Kathryn A. Dietz	(Seal)
· ·····························	JUDGE OF FRIDAY	(Seal)	Kathryn A. Dietz) (Seal)

STATE OF ALABAMA

General Acknowledgment

the undersigned	a Notary Public in and-for said County, in said State,
hereby certify that Morris E. Horton, Jr., an un	a Notary Public in and for said County, in said State, married man, and Kathryn A. Dietz, an unmarried woman, conveyance and who are known to me acknowledged before me
whose name Sare 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 con-	veyance they
on the day the same bears date.	

Given under my hand and official seal this ... 29thday of