

This instrument was prepared by

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This Form furnished by:

Cahaba Title, Inc.

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

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHT THOUSAND AND NO/100 (\$8,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
ROBERT DAVID STORY and wife, TERESA D. STORY

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

WAYNE L. MOBERLY and wife, LINDA L. MOBERLY

(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 34, according to the survey of Park Forest Subdivision, First Sector, as recorded in Map Book 7 page 155 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 40 feet reserved from Forest Parkway as shown by plat.

Public utility easements as shown by recorded plat, including a 10 foot easement on West and North sides.

Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 31 page 788 and amended in Misc. Book 33 page 16 in Probate Office of Shelby County, Alabama.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 154 page 423 in Probate Office of Shelby County, Alabama.

Easement to Alabama Power Company as shown by instrument recorded in Deed Book 323 page 336 in Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company as to underground cables recorded in Misc. Book 32 page 421 and covenants pertaining thereto recorded in Misc. Book 32 page 420 in Probate Office of Shelby County, Alabama.

Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights conveyed in Deed Book 319 page 449 in Probate Office of Shelby County, Alabama.

And as further consideration the Grantee herein expressly assumes and promises to pay that certain mortgage to Molton, Allen & Williams, Inc. recorded in Mortgage Book 404 page 638 according to the terms and conditions of said mortgage and the indebtedness thereby secured.

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 29th day of January, 1986.

WITNESS: STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1986 JAN 31 AM 9:30
Robert D. Story (Seal)
Teresa D. Story (Seal)
Notary Public (Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert D. Story and wife, Teresa D. Story whose names 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 29th day of January, A. D., 1986.