

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

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

(Address) PO Box 360187

Birmingham, AL 35236-0187



WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of eighteen thousand five hundred & NO/100th (\$18,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
John R. Smith and wife, Shirley P. Smith

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

Victor Lawrence and wife, Susan Lawrence

(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:

For legal description see Exhibit "A".

Subject to existing easements, restrictions, set-back lines, rights of way,
limitations, if any, of record.

Grantees' Address: P.O. BOX 951 ALABASTER, AL. 35007

\$16,000.00 of the above-recited purchase price 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, we have hereunto set our hand(s) and seal(s), this 14th
day of March, 1986

WITNESS:

(Seal)

(Seal)

(Seal)

John R. Smith (Seal)

Shirley P. Smith (Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned
hereby certify that John R. Smith and wife, Shirley P. Smith
whose names are signed to the foregoing conveyance and 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 14th day of March, A. D. 1986

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EXHIBIT "A"

Tract of land located in the South half of the SW 1/4 of Section 22, Township 21 South, Range 3 West more particularly described as follows: Commence at the SE corner of said half quarter section thence, West along the South Boundary of said half quarter section 965 feet to the point of beginning of tract of land herein described, thence continue along the last mentioned course 671.79 feet, thence 88 deg. 30 min. right 325 feet to the South right of way boundary of a 50 foot street thence 91 deg. 30 min. right along said right of way boundary of street 671.79 feet thence 88 deg. 30 min. right 325 feet to the point of beginning; being situated in Shelby County, Alabama.

LESS AND EXCEPT

Part of SE 1/4 of SW 1/4 of Section 22 Township 21 South, Range 3 West described as follows: Commence at the Southeast corner of said 1/4 1/4 section and run West along the South boundary for 965 feet to point of beginning of land herein described; thence continue along the last mentioned course 230 feet; thence 88 deg. 30 min. to right 325 feet to the South right of way boundary of a 50 foot street; thence 91 deg. 30 min. right along said right of way boundary of street 230 feet; thence 88 deg. 30 min. right 325 feet to point of beginning; also being situated in Shelby County, Alabama.

S. J. S.
J. R. S.

STATE OF ALA. SHELBY CO.
1 CENT BY THIS
INSTRUMENT WAS FILED

1986 APR -1 AM 11: 24

Thomas H. Cunningham, Jr.
JUDGE OF THE COUNTY

| | |
|------------------|----------------|
| 1. Deed Tax | \$ <u>2.50</u> |
| 2. Mtg. Tax | |
| 3. Recording Fee | <u>5.00</u> |
| 4. Indexing Fee | <u>1.00</u> |
| TOTAL | <u>8.50</u> |