

This instrument was prepared by

(Name) John H. Brewer, Attorney

(Address) Suite 216 200 Office Park Drive - Birmingham, Alabama

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and No/100 (\$10.00) Dollars and other good and valuable considerations to the undersigned Grantor-First Alabama Bank, C.W. Walter and John H. Brewer as Trustees U/I/T dtd 5/24/71 recorded in Probate Office Shelby County, Alabama in Deed Book 268, Page 7 and amended as recorded in said Probate Office in Deed Book 303, Page 528.

(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

W. Paul Yeager and wife Clara Y. Yeager

(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

North 1/2 of the Northeast 1/4 and the Southwest 1/4
of the Northeast 1/4 of Section 21, Township 20 South
Range 2 West

Subject to: Easement to Colonial Pipeline as shown by
instrument recorded in Deed Book 222, Page 638 and
amendment agreement as recorded in Deed Book 270, Page 5
in the Probate Office of Shelby County, Alabama

Grantor makes no warranty of title to the minerals within
and underlying the premises, or warranty of the mining
rights and other rights relating thereto.

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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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, except as herein set out

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its ^{Sec.} Vice President, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of August 1986

FIRST ALABAMA BANK } as Co-Trustee

ATTEST:

By B. L. Brown
Exec. Vice President

First Alabama Bank executes the within instrument solely in the representative capacity named and expressly limits its liability hereunder to the property now or hereafter held by it in such capacity.

STATE OF ALABAMA
COUNTY OF SHELBY

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I, John H. Brewer
State, hereby certify that B. L. Brown

whose name as ^{Sec.} Vice President of First Alabama Bank, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for the act of said corporation, acting in its capacity as Trustee as aforesaid.

Given under my hand and official seal, this the 1st day of August

My Commission Expires July 16, 1987

P.O. Box 67

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