

This instrument was prepared by

(Name) James O. Standridge

(Address) P. O. Box #1, Montevallo, Alabama 35115

Form 1-15 Rev. 1-66
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 Ten Dollars & 00/100 (\$10.00) and other consideration—DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
CATHERINE LEGG, an unmarried woman,

(herein referred to as grantors) do grant, bargain, sell and convey unto
MELVIN T. SMITHERMAN & wife, GLENDA SMITHERMAN,

(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:

A tract of land situated in the Southwest Quarter of the Northeast Quarter of Section 3, Township 24, Range 12 East, more particularly described as follows: Commence at a point in the Town of Montevallo where the Eastern boundary of Gardner Street intersects the Southern boundary of the Montevallo and Calera Highway and run South along the Eastern boundary of said Gardner Street 625 feet to the Southwest corner of the lot heretofore conveyed to A. L. Wilson and Pearl C. Wilson to the point of beginning of the lot herein described; thence run East and parallel with said Highway 150 feet; thence run South and parallel with Gardner Street 100 feet; thence run West and parallel with the Southern boundary of said forty 150 feet to the Eastern boundary of said Gardner Street; thence run North along the Eastern boundary of said Gardner Street 100 feet to the point of beginning; being situated in Shelby County, Alabama.

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Preparer of this instrument makes no representations concerning the title to the above described lands.

Less and except any and all easements and restrictions of record.

\$21,000.00 of the above purchase price was paid by a mortgage closed simultaneously.

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, I have hereunto set my hand(s) and seal(s), this day of October, 1986

WITNESS: *Deed Tax*
Catherine Legg (Seal) Rec. 2.50
Catherine Legg, an unmarried woman (Seal) Ind. 1.00
3.50
JUDGE OF THE PEACE (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 Catherine Legg, an unmarried woman whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of October, A. D., 1986

Notary Public