

This instrument was prepared by

(Name) Courtney H. Mason, Jr.
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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 } KNOW ALL MEN BY THESE PRESENTS.
SHELBY COUNTY }

That in consideration of ONE HUNDRED TWENTY FOUR THOUSAND NINE HUNDRED & NO/100TH (\$124,900.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we,
LEONARD S. KENDRICK, A MARRIED MAN

(herein referred to as grantors) do grant, bargain, sell and convey unto
JERRY BALL AND WIFE, HOLLY P. BALL

(herein referred to as GRANTEEES) 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:

Parcel A

Lot 2, according to the survey of Royal Oaks, 4th Sector, Unit I, as recorded in
Map Book 9 page 64 in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.

Parcel B

Begin at the Southwest corner of Lot 2, Royal Oaks, 4th Sector, Unit I, as
recorded in Map Book 9 page 64 in the Probate Office of Shelby County, Alabama;
run South along West boundary of SW 1/4 of NW 1/4, Section 2, Township 20 South,
Range 3 West, a distance of 241.62 feet; thence turn an angle of 87 deg. 44 min.
57 sec. to the left and run 160 feet; thence turn an angle to the left of 79
deg. 30 min. and run a distance of 313 feet, more or less, to a point on the
South line of said Lot 2, Royal Oaks, 4th Sector, Unit I; thence turn an angle
to the left and run Southwesterly and Westerly along the South line of said Lot
2 to the point of beginning; being situated in Shelby County, Alabama.

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

BOOK \$118,650.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

Grantees' Address: 2590 Royal Way, Helena, Alabama 35080

THIS PROPERTY IS NOT HOMESTEAD PROPERTY AS DEFINED BY THE CODE OF ALABAMA.

TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES,
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 GRANTEEES, 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 7th
day of November, 1986.

Leonard S. Kendrick (Seal)
LEONARD S. KENDRICK

1. Deed Tax \$6.50 STATE OF ALABAMA
2. Mfg. Tax _____ (Seal)
3. Recording Fee 2.50 1986 NOV 17 PM 1:00 (Seal)
4. Indexing Fee 1.00 (Seal)
TOTAL 10.00 (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 LEONARD S. KENDRICK, A MARRIED MAN
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, HE OR SHE executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 7TH day of NOVEMBER 1986 A. D. 1986