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Form Furnished by

This instrument was prepared by

(Name) Epperson Realty Co.
(Address) Rt. 3 Box 874
Meeds, Alabama 35094



Jefferson Land Title Services Co., Inc.
316 21ST NORTH • P. O. BOX 10481 • PHONE (205) 325-8070
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley 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 Ten and 00/100----- DOLLARS
and other good and sufficient consideration

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Ollie Ophelia Bowdoin, a married woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Ollie Ophelia Bowdoin and Braxton C. Bowdoin
(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:

From the point where the south line of the NE 1/4 of SW 1/4 of Section 4 intersects the
Easterly boundary of Alabama Highway 25, at a 1/2 inch rebar run S 69 degrees 43 minutes
38 seconds W 80.0 feet to a 3/8 inch rebar on the westerly boundary of said highway
and the point of beginning of property herein described; thence N 16 degrees
12 minutes 45 seconds W along said westerly boundary 304.9 feet to the centerline
of a driveway between the store buildings; thence S 47 degrees 39 minutes 58
seconds W along said center-line 129.46 feet; thence S 11 degrees 17 minutes 58 seconds
W along said center-line 73.71 feet; thence S 53 degrees, 33 minutes 52 seconds E to
the east boundary of said driveway 16.39 feet; thence S 49 degrees 12 minutes 06 seconds
E 202.52 feet to a rebar along a fence; thence N 73 degrees 00 minutes 58 seconds E
30.15 feet to the point of beginning, being a part of the E 1/2 of SW 1/4 of Section 4,
Township 18 South, Range 1 East, Shelby County Alabama.

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LESS AND EXCEPT an easement 15 feet in width on the Southeast side of the northwest
boundary along the existing driveway.

ALSO an easement 15 feet in width on the northwest side of the northwest boundary
along the existing driveway.

Note: This is non-homestead property of the grantor.

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 1111 hand(s) and seal(s), this 9th
day of July, 1987

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)

Ollie Ophelia Bowdoin (Seal)
OLLIE OPHELIA BOWDOIN (Seal)

1987 JUL 15 AM 9:18

Thomas G. Swanson, Jr.
JUDGE OF PROBATE

1. Deed (State) \$ 50
2. Mtg. Tax (Seal)
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 4.00

STATE OF ALABAMA }
Shelby COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Ollie Ophelia Bowdoin
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 9th day of July, A. D. 1987

Tracy B. Egan
Notary Public
My Commission Expires 3/29/89