



American Title Insurance Company

2110 - 3RD AVENUE NORTH • BIRMINGHAM, AL 35203 • (205) 254-6080

This instrument was prepared by

(Name) VALLEYDALE REALTY COMPANY

(Address) 4525 Valleydale Road - BIRMINGHAM, AL 35243

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

1,000.00

That in consideration of TEN DOLLARS AND OTHER CONSIDERATIONS (\$10.00) DOLLARS

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

INEZ BAILEY, LONE SURVIVOR, an unmarried woman

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

INEZ BAILEY AND WAYNE BAILEY AND LINDA BAILEY ASHTON, IN EQUAL SHARES

(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:

The South ten (10) acres of the SE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 15,
Township 19, Range 2 West, Shelby County, Alabama. Mineral
rights excepted.

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EXCEPT that portion sold to Vivian O. Lockhart conveying all the
South one half of South one half of Southeast one quarter of
Northwest one quarter Section 15, Township 19, Range 2 West,
Shelby County, Alabama, which lies East of Caldwell Mill Road,
being County Road Number 29; situated in Shelby County, Alabama.

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BOOK 158
EXCEPT that portion sold to Bruce Wayne Bailey and wife Gail M.
Bailey covered by that deed recorded in Deed Book 291, page 280,
in the probate office of Shelby County, Alabama.

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, have hereunto set hand(s) and seal(s), this
day of , 19

WITNESS:

1. Deed Tax \$ 1.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 4.50

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

1987 NOV -4 PM 2:04 (Seal)

Thomas A. Snowdon (Seal)
JUDGE OF PROBATE

Inez P. Bailey (Seal)
INEZ BAILEY

General Acknowledgment

I, JAMES RAY MARTIN, a Notary Public in and for said County, in said State,
hereby certify that INEZ BAILEY
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 DID executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 27 day of Oct A. D., 19 87

B.T. 1

Land Title

MY COMMISSION EXPIRES: 2-9-91

Notary Public.