

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

Eastern Office
(205) 833-1571

This instrument was prepared by:

(Name) JAMES E. HILL, JR

(Address) 819 Parkway Drive SE
Leeds, AL 35094

Send Tax Notice to:

(Name) _____

(Address) _____

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN THOUSAND AND NO/100 (\$10,000.00)----- DOLLARS
and assumption of mortgage as stated below
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

DIANA H. MENTZER, an unmarried woman

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

JIMMY FOREHAND and wife, ANN FOREHAND

(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 Southeast corner of Section 4, Township 18 South, Range 1 East, go West
along the Section line 3,960.25 feet; thence right 99° 33' 21", 864.77 feet to the
South right of way of Highway #41 for a point of beginning; thence right 59° 27'
51" 80 feet; thence right 90° 188.6 feet; thence right 96° 11' 07" 80.47 feet;
thence right 83° 48' 53" 179.93 feet to the point of beginning. Containing 0.34
acres and lying in the Southeast 1/4 of the Southwest 1/4 of Section 4, Township 18
South, Range 1 East, Shelby County, Alabama.

And the Grantees herein agree to assume that indebtedness from Diana H. Mentzer
to Jim Walter Homes, and the Grantees hereby ratify and agree to be bound by
all the provisions of said mortgage and the note evidencing same.

BOOK 169 PAGE 877

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 for 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 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 3rd
day of February, 19 88.

WITNESS

Recd TAX 10.00
Rec 2.50
Paid 1.00
13.50
STATE OF ALA SHELBY CO. (Seal)
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)
88 FEB -3 PM 12:24 (Seal)

Diana H. Mentzer (Seal)
DIANA H. MENTZER (Seal)

(Seal)

STATE OF ALABAMA

SHELBY

Judge of Probate General Acknowledgment

I, the undersigned authority _____, a Notary Public in and for said County, in said State,
hereby certify that Diana H. Mentzer, 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 3rd day of February A.D., 19 88

8-1-90

Marjorie Taylor

Velma M. Bendick

Notary Public