

This instrument was prepared by

(Name) Mrs. Martha B. Mullins

(Address) 1031 South 21st Street Birmingham, Al. 35205

Form 1-15 Rev. 1-88
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 Thirty five thousand and NO/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Willis Holt Kimrey, Jr. and wife, Ellen L. Kimrey

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

Howard E. Furnas and wife, Pamela A. Furnas

(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:

Lot 17, 3rd. Sector according to the Survey of Altadena Woods, 3rd Sector,
as recorded in Map Book 11, Page 7, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to the following:

1. Ad valorem taxes for the year 1988, which said taxes are not due or payable until October 1, 1988.
2. Subject to Ad valorem taxes, easements, restrictions and rights of way of record.
3. Restrictions appearing of record in Book 131, Page 522, Office of the Judge of Probate of Shelby County, Alabama.
4. Fire dues payable to North Shelby Fire District, if any.

1. Deed Tax \$ 35.00
2. Mig Tax -----
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 38.50

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, we have hereunto set our hand(s) and seal(s), this 29th. day of July, 1988.

WITNESS:

STATE OF ALABAMA }
I CERTIFY THIS
INSTRUMENT WAS FILED

88 AUG -1 PM 12:24

Notary Public (Seal)

Willis Holt Kimrey, Jr. (Seal)
WILLIS HOLT KIMREY, JR.

Ellen L. Kimrey (Seal)
ELLEN L. KIMREY

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Willis Holt Kimrey, Jr. and wife, Ellen L. Kimrey whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th. day of July, A. D., 1988

Martha B. Mullins
Notary Public.
COMMISSION EXPIRES SEPTEMBER 16, 1991