

This instrument was prepared by:
(Name) V. Wayne Causey, Attorney
(Address) P. O. Drawer D
Calera, AL 35040

Send Tax Notice to:
(Name) J. P. Warren and Marie Eberlein
(Address) P. O. Box 1231
Columbiana, AL 35051

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty-Thousand and no/100 (\$30,000.00)----- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Curtis Lee Cofer, Jr., a married man
(herein referred to as grantors) do grant, bargain, sell and convey unto

Jimmy P. Warren, Jr. and Marie Eberlein

(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 29 of FARRIS SUBDIVISION, Calera, Alabama, according to the map or plat of Farris Survey and Subdivision of Calera, Alabama, recorded in Map Book 3, page 126, in the Office of the Judge of Probate of Shelby County, Alabama.

BOOK 216 PAGE 226

The above-described property does not constitute the homestead of the named grantor herein.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

88 DEC -5 AM 8:51

Thomas A. Snowling, Jr.
JUDGE OF PROBATE

1. Doc. Tax \$30.00
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 33.50

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 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 30th day of November, 19 88

WITNESS

(Seal)

(Seal)

(Seal)

Curtis Lee Cofer, Jr.
CURTIS LEE COFER, JR. (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Curtis Lee Cofer, Jr., 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of November A.D., 19 88

January 10, 1991

My Commission Expires:

Nancy K. Dillon
Notary Public