

This instrument was prepared by

Send Tax Notice To: Roger B. Long
name

(Name) Courtney H. Mason, Jr.

101 Meadowgreen Road
address

(Address) PO Box 360187, Birmingham, Alabama 35236-0187

Montevallo, AL 35115

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of FIFTY NINE THOUSAND NINE HUNDRED AND NO/100TH (\$59,900.00)-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Billy Max Brown, a single individual and Mary B. Brown Kincaid, a married woman
(herein referred to as grantors) do grant, bargain, sell and convey unto

Roger B. Long and wife, Sally J. Long
(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____
Shelby County, Alabama to-wit:

Lot 1, Block 2, according to the Map of Meadowgreen Subdivision, as recorded in Map Book
6, Page 59, in the Probate Office of Shelby County, Alabama; being situated in Shelby
County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines rights of way, limitations,
if any, of record.

\$59,581.00 of the above-recited purchase price was paid from a mortgage loan closed
simultaneously herewith.

* This property is not homestead property of the above-named Grantor, Mary B. Brown Kincaid,
as defined by the Code of Alabama.

MDK
Mary B. Brown Kincaid and Mary B. Brown are one and the same person.

1. Deed Tax \$ 50
2. Mtg. Tax 2.50
3. Recording Fee 3.00
4. Indexing Fee 3.00
TOTAL 6.00

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being
the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of
the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and
if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 30th
day of June, 1989

WITNESS:

(Seal)

(Seal)

89 JUL 10 PM 6:35 (Seal)

Billy Max Brown (Seal)
BILLY MAX BROWN

Mary B. Brown Kincaid (Seal)
MARY B. BROWN KINCAID

(Seal)

STATE OF ALABAMA
SHELBY COUNTY
JUDGE OF PROBATE

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State,
hereby certify that BILLY MAX BROWN, A SINGLE INDIVIDUAL AND MARY B. BROWN KINCAID, A MARRIED WOMAN
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 THEY executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 30TH day of JUNE, A. D., 1989

Notary Public.