

This instrument was prepared by

COURTNEY H. MASON, JR.  
2032 Valleydale Road  
Birmingham, Alabama 35244

1691

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWENTY THREE THOUSAND & 00/100—  
(\$123,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the  
GRANTEES herein, the receipt whereof is acknowledged, we, John A. Blocker, a  
single individual (herein referred to as grantors), do grant, bargain, sell and  
convey unto Roy R. Creed and wife, Cathy J. Creed (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 and  
right of reversion, the following described real estate, situated in Shelby  
County, Alabama, to-wit:

Lot 35, according to the Survey of Mallard Pointe Subdivision, as recorded in  
Map Book 10 page 70 in the Probate Office of Shelby County, Alabama; being  
situated in Shelby County, Alabama.

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

\$113,000.00 of the above-recited purchase price was paid from a mortgage loan  
closed simultaneously herewith.

GRANTEES' ADDRESS: 161 Teal Circle, Pelham, Alabama 35124

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 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 stated 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, I have hereunto set my hand and seal, this 28th day of July,  
1989.

NOTARY PUBLIC  
STATE OF ALABAMA  
COURTNEY H. MASON, JR.

89 AUG -1 AM 11:07

JUDGE OF PROBATE

STATE OF ALABAMA  
SHELBY COUNTY COUNTY

*John A. Blocker*  
John A. Blocker

(SEAL)

1. Deed Tax	\$ 10.00
2. Mtg. Tax	
3. Recording Fee	2.50
4. Indexing Fee	3.00
General Acknowledgment TOTAL	15.50

I, COURTNEY H. MASON, JR., a Notary Public in and for said County, in said State,  
hereby certify that John A. Blocker, a single individual 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 28th day of July A.D., 1989

*[Signature]*  
Notary Public

My Commission Expires March 10, 1992