

This instrument was prepared by

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WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY EIGHT THOUSAND SEVEN HUNDRED & 00/100—
(\$58,700.00) DOLLARS to the undersigned grantor or grantors in hand paid by the
GRANTEES herein, the receipt whereof is acknowledged, we, Phillip A. Harris and
wife, Mary H. Harris (herein referred to as grantors), do grant, bargain, sell and
convey unto Richard A. Dyson, Jr. and wife, Jesslynn L. Dyson (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:

866 See attached Exhibit "A" for Legal Description

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

264 \$59,166.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

BOOK GRANTEES' ADDRESS: 312 8th Street Southwest, Alabaster, Alabama 35007-9432

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, we have hereunto set our hands and seals, this 1st day of
November, 1989.

Phillip A. Harris (SEAL)
Phillip A. Harris

Mary H. Harris (SEAL)
Mary H. Harris

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby
certify that Phillip A. Harris and wife, Mary H. Harris whose names 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 1st day of November A.D., 1989

Richard D. Mink
Notary Public

EXHIBIT "A"

From the Southwest corner of the NE 1/4 of NW 1/4 of Section 2, Township 21 South, Range 3 West, run North 3 deg. 30 min. West along the West boundary of the said NE 1/4 of NW 1/4 of Section 2, Township 21 South, Range 3 West for 660 feet; thence turn an angle of 92 deg. 00 min. to the right and run North 88 deg. 30 min. East for 100 feet to the point of beginning of the land herein described, said point of beginning being the Southeast corner of Lot 6, Block 1, of McMillen's Survey of Helena Road, as recorded in Map Book 3 page 116, in the Probate Office of Shelby County, Alabama; thence continue North 88 deg. 30 min. East for 200 feet to a point on the West line of Pine Street (8th Street S. W.); thence turn an angle of 88 deg. 00 min. to the right and run along the West line of Pine Street (8th Street S. W.) bearing South 3 deg. 30 min. East for 214 feet; thence turn an angle of 92 deg. 00 min. to the right and run South 88 deg. 30 min. West for 200 feet; thence turn an angle of 88 deg. 00 min. to the right and run North 3 deg. 30 min. West for 214 feet to the point of beginning. This being a part of Lots 14 and 15, in Block 1, according to McMillen's Survey of Helena Road, as recorded in the Probate Office of Shelby County, Alabama.

PAID
F. J. L.

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

89 NOV -6 PM 12:52

Thomas P. Snowden, Jr.
JUDGE OF PROBATE

NO TAX COLLECTED

1. Deed Tax -----	\$	-----
2. Mtg. Tax -----	\$	-----
3. Recording Fee -----	\$	5.00
4. Indexing Fee -----	\$	3.00
5. Lm Tax Fee -----	\$	1.00
6. Certified Stamp Fee --	\$	1.00
Total -----	\$	10.00