

This instrument was prepared by:
Daniel M. Spittler
108 Chandelar Drive
Pelham, Alabama 35124

Send Tax Notice to:
Jean Homer Page
388 Crestview Drive
Montevallo Alabama 35115

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY)

That in consideration of Sixty-Six Thousand Five Hundred and 00/100'S *** Dollars (66,500.00) to the undersigned grantor, in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Paul E. Gerber, an unmarried man, and Louise W. Gerber Alexander, a married woman

(hereinafter referred to as Grantor), do grant, bargain, sell and convey unto

Jean Homer Page, Husband, and Elizabeth Ann Page, wife

(hereinafter referred to as Grantee), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 16 and the E 1/2 of Lot 17, in Block 6, according to Arden Subdivision to the Town of Montevallo, as recorded in Map Book 3 page 64 in Probate Office of Shelby County, Alabama. Also, a parcel of land in the SW 1/4 of the SE 1/4 of Section 21, Township 22 South, Range 3 West, more particularly described as follows: Beginning at the Southwest corner of Lot 16 in Block 6 of Arden's Subdivision as recorded in Map book 3 page 64 in Probate Office of Shelby County, Alabama; thence at a bearing North 84 deg. 58 min. East a distance of 90 feet, more or less to an iron pin which is at the point where said course intersects the Northwest bank of Shoal Creek; thence in a Southwesterly direction along the Northwest bank of said creek, a distance of 90 feet, more or less, to an iron pin; thence at a bearing North 65 deg. 10 min. West a distance of 103.6 feet to the Southwest corner of the E 1/2 of Lot 17 in Block 6 of said Subdivision, which point is marked by an iron pin; thence at a bearing South 84 deg. 58 min. East and along the South side of said Lot 17, a distance of 75.0 feet to the point of beginning; being situated in Shelby County, Alabama.

Mineral and mining rights excepted if not owned by Grantor.

Subject to all easements and restrictions of record.

\$50,000.00 of the above recited purchase price is from a mortgage loan closed simultaneously herewith.

Subject property does not constitute the homestead of the Grantors herein.

TO HAVE AND TO HOLD, to the said GRANTEE, 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 each survivor forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 10th day of August, 1990.

Paul E. Gerber

(Seal)

Louise W. Gerber Alexander

(Seal)

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

90 AUG 14 AM 9:58

JUDGE OF PROBATE

STATE OF ALABAMA)

General Acknowledgement

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul E. Gerber, an unmarried man, and Louise W. Gerber Alexander, a married woman whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledge before me on this day that, being informed of the conveyance, he/she/they have/has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 10th day of August, 1990.

Notary Public