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291

This instrument was prepared by:

(Name) MASON & FITZPATRICK, P.C.
(Address) 100 CONCOURSE PARKWAY, SUITE 350
BIRMINGHAM, ALABAMA 35244

Send Tax Notice to:

(Name) Mr. Richard Lee Childers
(Address) 625 12th Street, N.W.
Alabaster, Alabama 35007

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTY SIX THOUSAND NINE HUNDRED AND NO/100ths (\$76,900.00) DOLLARS.

to the undersigned grantor, First Alabama Bank a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Richard Lee Childers and wife, Jenny H. Childers

(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.

Lot 1, Block 3, according to the Resurvey of Fernwood, Third Sector, as recorded in
Map Book 7, Page 80, in the Probate Office of Shelby County, Alabama. Mineral and
mining rights excepted.

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

\$ 61,500.00 of the above-recited purchase price was paid from a mortgage
loan closed simultaneously herewith.

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

91 APR -3 PM 12:14

JUDGE OF PROBATE

1. Deed Tax	15.50
2. Mtg. Tax	2.50
3. Recording Fee	3.00
4. Indexing	7.00
5. Notary Fee	7.00
6. Carriage Fee	7.00
Total	22.00

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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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES,
their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by it President, K. R. Kirkland
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of March 19 91 .

ATTEST:

Secretary

First Alabama Bank

By

President

K. R. Kirkland

STATE OF ALABAMA
COUNTY OF SHELBY }

I, the undersigned

a Notary Public is and for said County in said

State, hereby certify that K. R. Kirkland
whose name as President of First Alabama Bank
a corporation, 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, as such officer and with full authority, executed the same voluntarily for and
as the act of said corporation,

Given under my hand and official seal, this is 22nd day of

March

19 91

4-17-93

My Commission Expires

Notary Public