

This instrument was prepared by

COURTNEY MASON & ASSOCIATES P.C.
100 Concourse Pkwy., Suite 350
Birmingham, Alabama 35244

3151

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY TWO THOUSAND FIVE HUNDRED & NO/100—
(\$92,500.00) DOLLARS to the undersigned grantor or grantors in hand paid by the
GRANTEES herein, the receipt whereof is acknowledged, we, Joe A. Killingsworth, a married man,
(herein referred to as grantors), do grant, bargain, sell and convey unto Andrew
A. Martin and wife, Anita G. Martin (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 7, according to the Survey of Southern Hills, Sector 3, as recorded in Map
Book 14, Page 96, in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama. Together with an undivided 1/42 interest in
and to the Park as shown on preliminary plat of Southern Hills, Sectors 2,3,4,
and 5.

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

\$92,382.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 87 Southern Hills Parkway
Calera, Alabama 35040

THIS IS NOT THE HOMESTEAD PROPERTY OF JOE A. KILLINGSWORTH AS DEFINED BY THE CODE OF ALBAMA.

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 9th day of August,
1991.

2.50
2.50
3.00
1.00
7.00

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 AUG 14 PM 1:56

JUDGE OF PROBATE

Joe A. Killingsworth (SEAL)
Joe A. Killingsworth

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 Joe A. Killingsworth 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.
*a married man

Given under my hand and official seal this 9th day of August A.D., 1991

Richard D. Mink
Notary Public

RICHARD D. MINK
MY COMMISSION EXPIRES
10/23/93