

This instrument was prepared by

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10 Concourse Parkway Suite 350
Birmingham, Alabama 35244

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 TWO THOUSAND & NO/100— (\$72,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we, Thomas T. Fancher and wife, Elizabeth E. Fancher (herein referred to as grantors), do grant, bargain, sell and convey unto Samuel Lawrence Christian and wife, Paula L. Christian (herein referred to as GRANTEEES) 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, to-wit:

Lot 2, according to a Resurvey of Blocks 5 and 12, of Alabaster Gardens as recorded in Map Book 9 Page 51 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

BOOK 366 PAGE 459
\$67,900.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEEES' ADDRESS: 319 7TH STREET ALABASTER, ALABAMA 35007

I HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 26th day of September, 1991.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 OCT -1 AM 10:39

JUDGE OF PROBATE

STATE OF ALABAMA

SHELBY COUNTY

| | |
|------------------|-------|
| 1. Deed Tax | 4.50 |
| 2. Mtg. Tax | 2.50 |
| 3. Recording Fee | 3.00 |
| 4. Indexing Fee | 1.00 |
| 5. No Tax Fee | |
| 6. Certified Fee | |
| Total | 11.00 |

Thomas T. Fancher

(SEAL)

Elizabeth E. Fancher

(SEAL)

General Acknowledgment

, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas T. Fancher and wife, Elizabeth E. Fancher 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 26th day of September A.D., 1991

Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95