

This instrument was prepared by

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3103

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 ONE THOUSAND FIVE HUNDRED & NO/100—  
(\$71,500.00) DOLLARS to the undersigned grantor or grantors in hand paid by the  
GRANTEES herein, the receipt whereof is acknowledged, we, Harry Joseph Pommer, Jr.  
and wife, Jeri Ann Pommer (herein referred to as grantors), do grant, bargain,  
sell and convey unto Howard A. Megill and wife, Shirley B. Megill (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 22, according to the survey of Kingwood, as recorded in Map Book  
6 page 40, 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.

\$70,220.00 of the above-recited purchase price was paid from a mortgage loan  
closed simultaneously herewith.

GRANTEES' ADDRESS: 1456 King George Drive Alabaster, Alabama 35007

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 23rd day of  
December, 1991.

1. Deed Tax	\$ 1.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 3.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 8.00

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

91 DEC 31 AM 9:26

JUDGE OF PROBATE

Harry Joseph Pommer, Jr. (SEAL)  
Jeri Ann Pommer (SEAL)

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 Harry Joseph Pommer, Jr. and wife, Jeri Ann Pommer 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 23rd day of December A.D., 1991

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

Notary Public