

This instrument was prepared by

(Name) Richard C. Shuleva

(Address) 2944 Montgomery Highway Pelham, Alabama 35124

Form 1-1-7 Rev. 8-70

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

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Twenty Two Thousands and no/100 dollars, \$22,000.00

to the undersigned grantor, the Estate of Peggy A. Carroll by Terri F. Keel ~~Administratrix~~ <sup>Administratrix</sup> (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

Clydell Bice and Husband John T. Bice

(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

LEGAL

Lot 1, according to the map of "Lacoosa Acres" as recorded in the Probate Office of Shelby County, Alabama, in Map Book 6, Page 45. Situated in Shelby County, Alabama.

Subject to easements and restrictions of record. Subject to mining and mineral rights if not owned by Grantor.

\$20,600.00 of the purchase price was paid from a Purchase Money Mortgage closed simultaneously.

Inst # 1993-05702

03/01/1993-05702  
02:42 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 10.00

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, unless otherwise noted above, 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 its~~ <sup>President</sup>, by, Terri F. Keel, Administratrix who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of February 1993

ATTEST:

The Estate of Peggy A. Carroll

By Terri F. Keel  
Terri F. Keel - Administratrix

Secretary

STATE OF  
COUNTY OF

I, the undersigned Terri F. Keel a Notary Public in and for said County in said State, hereby certify that Terri F. Keel whose name as Administratrix of the Estate of Peggy A. Carroll ~~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 on the part of said corporation~~, (she in his/her capacity as) Administratrix on the day the same

Given under my hand and official seal, this the 25th day of February 1993 beare date.

David F. Keel  
Notary Public

Mike A