

MAIL TAX NOTICE TO:

Jewell T. Kicker & Joel Ronald Harris
105 Stratshire Lane, Pelham, AL 35124

This instrument was prepared by

(Name) James A. Holliman
1610 4th Avenue North
(Address) Bessemer, AL 35020

Form 1-1-8 Rev. 1-88

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR—LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifteen Thousand and No/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Alexander J. Zetts and wife, Kathleen G. Zetts

(herein referred to as grantors) do grant, bargain, sell and convey unto

Jewell T. Kicker & Joel Ronald Harris

(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 to-wit:

Lot 36, according to the Survey of Stratford Place, Phase II, as recorded in Map Book 12, Page 91, in the Office of the Judge of Probate of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to:

1. Taxes for the year 1993.
2. Building set back line and easements as shown on record plat.
3. Transmission line permits to Alabama Power Company in Deed Book 101, page 551; Real Volume 127, page 63 and Real Volume 230, Page 771.
4. Water and sewer easement to City of Pelham in Real Volume 111, Page 673.
5. Restrcitions, conditions and limitations in Real Volume 204, Page 776; Real Volume 242, page 521; Real Volume 298, Page 887 and Real Volume 338, Page 280.
6. Agreements with Alabama Power Company in Real Volume 298, Page 912.
7. Mineral and mining rights in Deed Book 6, Page 22.

Inst # 1993-07405

03/18/1993-07405
09:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 121.50

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 the 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 noted 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 hand(s) and seal(s), this 11th day of March, 1993

WITNESS:

(Seal)

(Seal)

(Seal)

Alexander J. Zetts (Seal)

(Seal)

Kathleen G. Zetts (Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alexander J. Zetts and Kathleen G. Zetts whose name s 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 11th day of March A. D., 1993

Thomas Lee Kelly

Notary Public.