

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

143 Main, P.O. Box 91

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to: William T. Dunaway and

(Name) Sheila M. Dunaway

(Address) 210 Hickory St.

Montevallo, AL 35115

1993-21888

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY THREE THOUSAND AND 00/100-----(\$53,000.00)-----DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Geraldine Henson, a married woman; Jenny Lou Jeffers, a married woman; and Joan Free, a married woman (herein referred to as grantors) do grant, bargain, sell and convey unto

William T. Dunaway and wife, Sheila M. Dunaway, also known as Sheila Dunaway (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, the following described real estate situated in SHELBY County, Alabama to-wit:

Lots 14, 15, and 16, according to the Survey of Fancher's Subdivision as recorded in Map Book 4, page 31 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

PROPERTY TAXES FOR 1993 AND SUBSEQUENT YEARS.

TRANSMISSION LINE PERMIT(S) TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT(S) RECORDED IN DEED 199 PAGE 429 IN PROBATE OFFICE.

MORTGAGE IN FAVOR OF MERCHANTS & PLANTERS BANK IN THE SUM OF \$23,500.00.

THE HEREIN DESCRIBED PROPERTY DOES NOT CONTITUTE THE HOMESTEAD OF GRANTORS HEREIN, NOR THAT OF THEIR SPOUSES, NEITHER IS IT CONTIGUOUS THERETO.

GERALDINE HENSON IS ALSO KNOWN AS GERALDINE C. HENSON, AND IS ONE AND THE SAME PERSON AS GERALDINE HENSON.

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07/26/1993-21888
10:31 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 40.50

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 for such survivor forever.

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 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 23rd day of July, 19 93.

WITNESS

_____(Seal)

_____(Seal)

_____(Seal)

Geraldine C. Henson (Seal)
GERALDINE HENSON
Jenny Lou Jeffers (Seal)
JENNY LOU JEFFERS
Joan Free (Seal)
JOAN FREE

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,

hereby certify that GERALDINE HENSON

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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of JULY A.D., 19 93

My Commission Expires: 8/93

M A Spears
Notary Public

STATE OF ALABAMA)
COUNTY OF Cherokee)

GENERAL ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JENNY LOU JEFFERS, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 31 day of July, 1993.

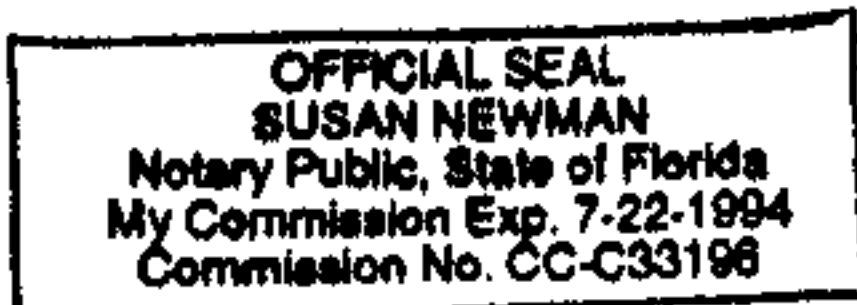
Vera Mae Gibbs
Notary Public
My Commission Expires: 4/24/96

STATE OF FLORIDA)
COUNTY OF MANATEE)

GENERAL ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joan Free, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 19th day of July, 1993.



Susan Newman
Notary Public
My Commission Expires: 7/22/94

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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 40.50