

THIS INSTRUMENT WAS PREPARED BY:

SEND TAX NOTICE TO:

Daniel M. Spitler, Attorney
1840 Chandcroft Circle
Pelham, Alabama 35124

William Archie Phillips, Jr.
P.O. Box 377
Fairfield, AL 35064

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Hundred Eighty Thousand Dollars (\$480,000.00) and other good and valuable consideration, to the undersigned grantor, in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, **Sherwood J. Stamps, a married man**, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto, **William Archie Phillips and wife, Sharon Phillips**, (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, any and all interest I may own in a parcel of land situated in Shelby County, Alabama, described as follows:

Lots 1,2,3,4,5 and 6, according to the survey of Sherwood Forest, a Residential Subdivision, as recorded in Map Book 16, Page 120, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

A 60 foot easement as set out in Map Book 16, Page 120 in Probate Office.

Easements as set out in Real 150, page 263 in Probate Office.

Easement and Agreement to Gulf State Paper Corporation as set out in Real 146 Page 696 in Probate Office.

Mineral and mining rights excepted.

The legal description set out herein were furnished to preparer by the grantors herein without the benefit of survey.

The above described property does not constitute the homestead of the grantor herein. The grantor herein owns other property which does constitute homestead.

The grantee herein, William Archie Phillips, Jr., is one and the same person as Archie Phillips.

The above-recited purchase price was paid from a purchase money first mortgage closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEE, his, her or their heirs and assigns forever.

And I do for myself and for my heirs, executors, and administrators, covenant with the said grantee, his, her or their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the GRANTEE, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 13th day of

May, 1994.

Sherwood J. Stamps
Sherwood J. Stamps

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **Sherwood J. Stamps**, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of May, 1994.
My Commission Expires 12/18/98

[Signature]
Notary Public

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05/13/1994-15698
03:50 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 133.50

F.N.B.C.

Inst # 1994-15698