

This instrument was prepared by:

(Name) Holliman, Shockley & Kelly
(Address) 2491 Pelham Parkway
Pelham, AL 35124

Send Tax Notice to:

(Name) D. Elwyn Bearden
(Address) 3490 BEARDEN LANE
HELENA AL 35060**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty Five Thousand and no/100 (\$35,000.00)----- DOLLARS
to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, we,
C. B. Holliman and wife, Leta J. Holliman
(herein referred to as grantors), do grant, bargain, sell and convey unto
D. Elwyn Bearden and wife, Debby S. Bearden
(herein referred to as GRANTEEES), as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF AS IF SET FORTH IN FULL
HEREIN FOR THE COMPLETE LEGAL DESCRIPTION OF THE PROPERTY BEING CONVEYED BY
THIS INSTRUMENT.

SUBJECT TO: (1) Taxes for the year 1995 and subsequent years, (2) Easements,
restrictions, reservations, rights-of-way, limitations, covenants and conditions
of record, if any. (3) Mineral and mining rights, if any.

Inst # 1996-24493

07/30/1996-24493
09:18 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOE WCO 46.00

TO HAVE AND TO HOLD, unto the said GRANTEEES as joint tenants, with right of survivorship, their heirs and assigns forever;
it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint
lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,
and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said GRANTEEES, 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 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 GRANTEEES, 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 15th
day of July, 19 96.

WITNESS

(Seal)

(Seal)

(Seal)

C. B. Holliman (Seal)
C. B. Holliman
Leta J. Holliman (Seal)
Leta J. Holliman

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 C. B. Holliman and wife, Leta J. Holliman, 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,
are executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 15th day of July, A.D., 19 96.

My Commission Expires:

Notary Public

Inst # 1996-24493

Exhibit "A"

A parcel of land located in the NW 1/4 of the SE 1/4 of Section 14, Township 20 South, Range 3 West, more particularly described as follows: Commence at the Southwest corner of the NW 1/4 of SE 1/4 of said Section 14; thence in a Northerly direction along West line of said 1/4-1/4 Section a distance of 536.56 feet to a point on the N.E. right of way line of Parker Drive; thence 41 degrees 28 minutes 50 seconds right in a Northeasterly direction along said right of way line a distance of 210.82 feet to the point of beginning; thence continue along last described course in a Northeasterly direction a distance of 180 feet; thence 90 degrees left in a Northwesterly direction a distance of 140 feet; thence 90 degrees left in a Southwesterly direction a distance of 180 feet; thence 90 degrees left in a Southeasterly direction a distance of 140 feet to the point of beginning. Situated in Shelby County, Alabama.

Inst # 1996-24493

07/30/1996-24493
09:18 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 46.00