

This instrument was prepared by

Courtney Mason & Associates PC
1904 Indian Lake Drive, Ste 100
Birmingham, Alabama 35244

Inst # 1996-25006

08/02/1996-25006
RECEIVED AM CERTIFIED
SHELBY COUNTY JUNE 8 1996
101 20 10.20

WARRANTY DEED, JOINTLY FOR LIFE WITH REVERSION TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED EIGHTY FIVE THOUSAND & NO/100----
(\$185,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the
GRANTEES herein, the receipt whereof is acknowledged, we, Tyrus R. Coppinger and
wife, Deborah S. Coppinger (herein referred to as grantors), do grant, bargain,
sell and convey unto Warren G. Porter and wife, Carol V. Porter (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 831, according to the Survey of Fifteenth Addition, Riverchase Country
Club, Residential Subdivision, as recorded in Map Book 8, page 168, in the
Probate Office of Shelby County, Alabama; being situated in Shelby County,
Alabama.
Mineral and mining rights excepted.

Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.



\$100,000.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 804 Mockernut Road, Birmingham, Alabama 35244.

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 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 stated 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 hands and seals, this 31st day of
July, 1996.


Tyrus R. Coppinger (SEAL)

Deborah S. Coppinger (SEAL)

STATE OF ALABAMA
SHELBY COUNTY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Tyrus R. Coppinger and wife, Deborah S. Coppinger whose names 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 31st day of July A.D., 1996

PEGGY I. MURPHREE
MY COMMISSION EXPIRES
2/20/99


Notary Public
2-20-99