This Instrument Was Prepared By:
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Attorneys-at-Law
1920 Valleydale Road
Birmingham, Alabama 35244

STATE OF ALABAMA

COUNTY OF SHELBY

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

1997-29493

Inst #

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **ONE HUNDRED FORTY NINE THOUSAND NINE HUNDRED DOLLARS AND 00 CENTS (US$149,900.00)** to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, **Daun Lybrand Chandler and James H. Chandler, her husband,** (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto **Brian F. Barksdale and wife, Lisa D. Barksdale,** (hereinafter 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 the County of Shelby and State of Alabama, to-wit:

Lot 2, fronting Shady Woods Drive, First Sector, according to the First and Second Sectors, of Residential Subdivision Shady Woods Estates, as recorded in Map Book 23, Page 69, in the Office of the Judge of Probate, Jefferson County, Alabama, Bessemer Division.

Note: $141,000.00 of the above purchase price is in the form of a Mortgage in favor of Coats & Co., Inc., executed and recorded simultaneusly herewith.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

TO HAVE AND TO HOLD the same unto 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 said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEES, their heirs and assigns, that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that they have a good right to sell and convey the same as aforesaid; that they will and their heirs and assigns 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 on this the 28 day of AUGUST, 1997.

Daun Lybrand Chandler
Daun Lybrand Chandler

James H. Chandler
James H. Chandler

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county in said state, hereby certify that **Daun Lybrand Chandler and James H. Chandler, her husband,** 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 the 28 day of AUGUST, 1997.

G. Wray Morse
Notary Public

My Commission Expires: 9/10/00

Inst # 1997-29493

09/15/1997-29493
08:50 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 17.50