

This instrument was prepared by:
William R. Justice
P.O. Box 1144, Columbiana, AL 35051

Grantees' Address:
225 Willow Point Circle
Alabaster, AL 35007

LIMITED LIABILITY COMPANY FORM 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 Thirty Thousand and no/100 Dollars, (\$30,000.00), to the undersigned Grantor, JBJ Construction, L.L.C., a limited liability company, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto Byron C. Vice and Dena Vice (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:

Lot 60, in Block 2, according to the Survey of Norwick Forest, Third Sector, First Phase, as recorded in Map Book 18, Page 15, in the Probate Office of Shelby County, Alabama

Subject to:

1. 35-foot building line on the south side of lot as shown on recorded map.
2. 20-foot easement on the north side of lot as shown on recorded map.
3. 15-foot easement on the west side of lot as shown on recorded map.
4. Restrictions and covenants appearing of record in Instrument #1994-3062 in the Probate Office of Shelby County, Alabama.
5. Right-of-way granted to Alabama Power Company recorded in Instrument #2000-5541 in the Probate Office of Shelby County, Alabama.
6. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its members, James N. Carroll and Betty L. Carroll, who are authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of August, 2000.

JBj Construction, L.L.C.

By Betty L. Carroll
Betty L. Carroll, member

By James N. Carroll Member
James N. Carroll, member

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James N. Carroll and Betty L. Carroll, whose names as members of JBJ Construction, L.L.C., a limited liability company, 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, as such members and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand and official seal, this the 8th day of August, 2000.

Inst # 2000-27180

William R. Justice
Notary Public

08/09/2000-27180

02:39 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 HHS 39.50

Inst # 2000-27180

JNBSC/ Davis Hays