

This Instrument Was Prepared By:  
**G. Wray Morse**  
Attorney at Law  
1920 Valleydale Road  
Birmingham, Alabama 35244

Send Tax Notice to:  
James H. Mansel  
1256 Highway 35  
Pelham, Alabama 35124

STATE OF ALABAMA  
COUNTY OF SHELBY

**WARRANTY DEED, JOINTLY FOR LIFE**  
**WITH REMAINDER TO SURVIVOR**

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **FIVE HUNDRED AND NO/100 Dollars (\$500.00)** to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, **Djuana Diann Lewis and James H. Mansel, Husband and Wife** (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto **James H. Mansel and Djuana D. Mansel** (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:

A parcel of land located in the South 1/2 of the SE 1/4 of the NW 1/4 of Section 18, Township 20 South, Range 2 West, Shelby County, Alabama, described as follows: Commence at the Northwest corner of said South 1/2 of the SE 1/4 of the NW 1/4 of said Section 18; thence run Easterly along the North line of said South 1/2 of said 1/4 1/4 section a distance of 281.06 feet to the Easterly right of way of Shelby County Highway No. 35 (Fungo Hollow Road); thence turn right 102 degrees 32 minutes along said right of way a distance of 434.24 feet to the point of beginning; thence turn left 102 degrees 38 minutes along the South line of the property described in Deed Book 318, Page 737, a distance of 153.72 to the West line of the Leonard K. Peeler, Jr. and Melanie R. Peeler property, a distance of 224.91 feet; thence turn right 97 degrees 43 minutes 58 seconds a distance of 82.90 feet; thence turn right 07 degrees 34 minutes 32 seconds a distance of 184.90 feet to the Easterly right of way of said Highway No. 35; thence turn right 104 degrees 47 minutes 55 seconds along said right of way a distance of 215.97 feet to the point of beginning; being situated in Shelby County, Alabama.

Note: Djuana Diann Lewis and Djuana D. Mansel are one and the same person. The purpose of this deed is to vest title in James H. Mansel and Djuana D. Mansel as joint tenants with remainder to survivor. \$125,250.00 of the above purchase price is in the form of a Mortgage in favor of GMAC Mortgage Company, executed and recorded simultaneously herewith.

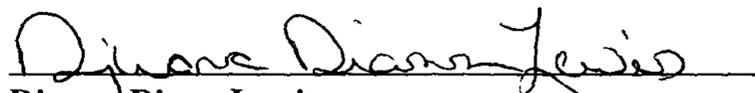
This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

Together with all and singular the tenements, 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 GRANTORS 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 GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS 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 **20th** day of **December, 2002**.

  
Djuana Diann Lewis

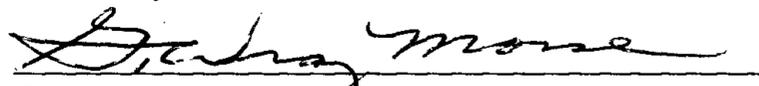
  
James H. Mansel

STATE OF ALABAMA  
COUNTY OF SHELBY

  
20021230000650530 Pg 1/1 16.00  
Shelby Cnty Judge of Probate, AL  
12/30/2002 12:07:00 FILED/CERTIFIED

I, the undersigned, a notary public in and for said county in said state, hereby certify that **Djuana Diann Lewis and James H. Mansel, Husband and Wife**, 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 **20th** day of **December, 2002**.

  
G. Wray Morse, Notary Public

My Commission Expires: 09/10/2004