

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.  
620 North 22nd Street  
ADDRESS: Birmingham, Alabama

CORPORATION WARRANTY DEED  
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

See Mtg 356-284

Forty-five Thousand, Nine Hundred and No/100-----Dollars  
to the undersigned grantor, Owens Enterprises, Inc.  
a corporation, in hand paid by Raymond Robert Nichol, III and Rose M. Nichol  
the receipt whereof is acknowledged, the said Owens Enterprises, Inc.

does by these presents, grant, bargain, sell, and convey unto the said

Raymond Robert Nichol, III and Rose M. Nichol  
as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 56, according to the Survey of Valley Forge, as recorded in Map Book 6, Page  
60, in the Probate Office of Shelby County, Alabama.  
Situated in the Town of Alabaster, Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Restrictive covenants and conditions filed for  
record in Misc. Book 12, Page 756; (3) A 50 foot building set back line from Old  
Boston Road; (4) Utility easement across South side of said lot as shown on recorded map;  
(5) Permit to South Central Bell Telephone Company recorded in Deed Book 294,  
Page 582.

The amount of \$44,900.00 of the purchase price recited above was paid from a  
mortgage loan closed simultaneously herewith.

19760716000066120 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
07/16/1976 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Raymond Robert Nichol, III and Rose M. Nichol  
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 grantee does not survive the other, then the heirs and assigns of the grantees herein  
shall take as tenants in common.

And said Owens Enterprises, Inc. does for itself, its successors

and assigns, covenant with said Raymond Robert Nichol, III and Rose M. Nichol, 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

Raymond Robert Nichol, III and Rose M. Nichol, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Owens Enterprises, Inc.

signature by Johnny E. Owens has hereunto set its  
who is duly authorized, and has caused the same to be attested by its Secretary, its President,  
on this 14th day of July, 1976.

ATTEST:

OWENS ENTERPRISES, INC.

By Johnny E. Owens, Vice President

Secretary.



ODUM, ROBERTSON, CROOKENBURY & THOMPSON  
600 North 22nd Street  
BIRMINGHAM, ALABAMA 35203

TO

CORPORATION

WARRANTY DEED

100  
300  
100  
500

THIS FORM FURNISHED BY  
ALABAMA TITLE COMPANY, INC.

615 No. 21st Street  
Birmingham, Ala.

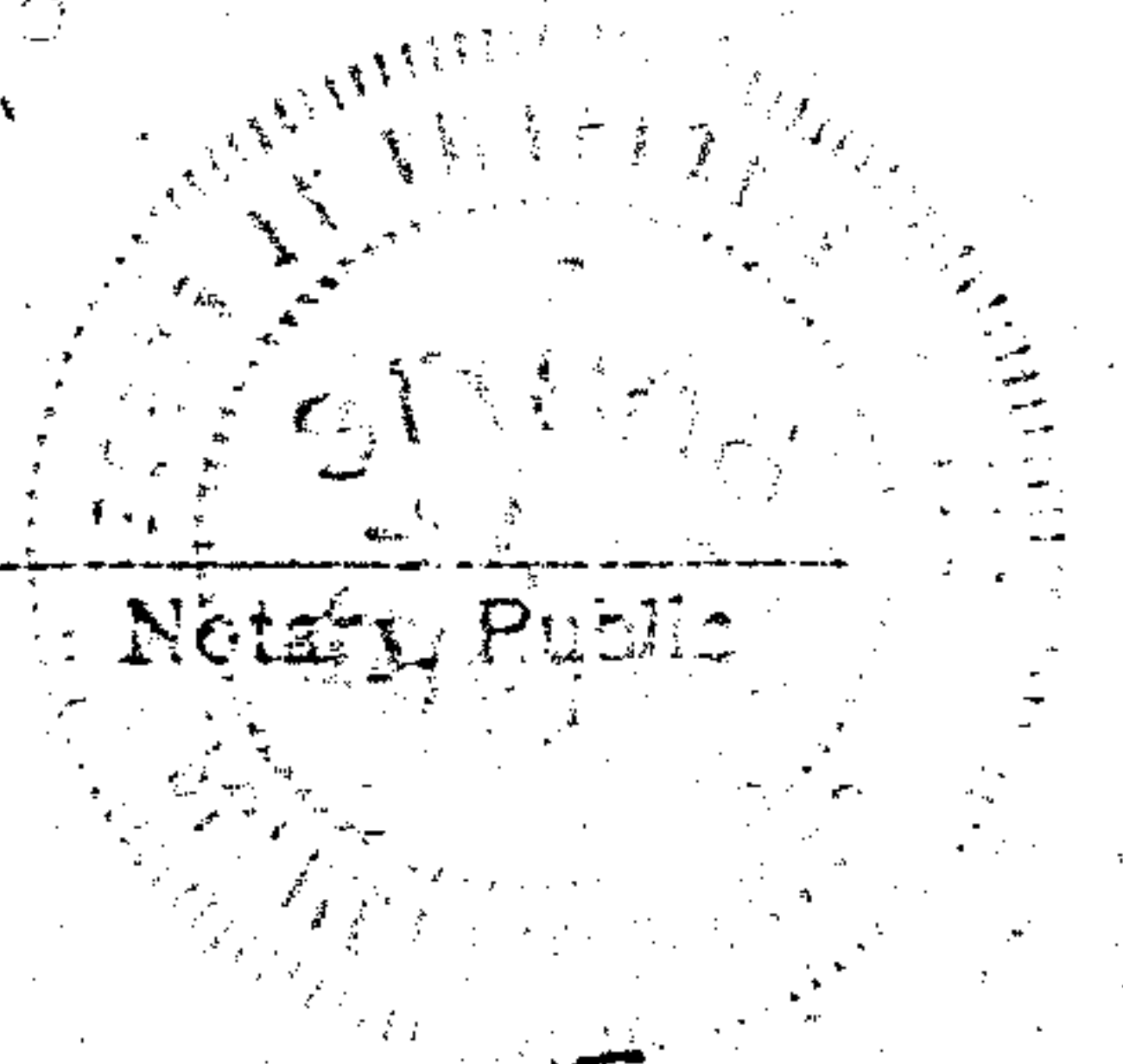
State of Alabama

JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Johnny E. Owens whose name as President of the Owens Enterprises, Inc. a corporation, is signed to the foregoing conveyance. and who is known to me, acknowledge before me on this day that being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 14th day of July, 1976.

*[Signature]*



STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
1976 JUL 16 AM 9:39  
*Deed Fee 100*  
*Conrad M. Anderson*  
JUDGE OF PROBATE

19760716000066120 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
07/16/1976 12:00:00AM FILED/CERT

299 PAGE 834 BOOK