

1451

This instrument was prepared by

(Name) Gail W. Humber
Odom, May & DeBuys
(Address) 2160 Highland Avenue, Birmingham, AL

Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of (\$61,500.00) Sixty-one Thousand Five Hundred and no/100-----DOLLARS

to the undersigned grantor, Barrett Builders, Inc. a corporation,
(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

Jerry Cole Holland and Louise Dill Holland

(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 29, in Block 1, according to the map and survey of Southwind, Second Sector, as recorded in Map Book 6, Page 106, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Ad valorem property taxes for the current year and thereafter.
(2) Thirty-five foot building setback line as shown by recorded plat.
(3) Ten foot easement east side of subject property as shown by recorded plat.
(4) Easement to Alabama Power Company as recorded in Volume 302, Page 78, in the Probate Office of Shelby County, Alabama. (5) Restrictive Covenants as recorded in Misc. Volume 16, Page 673, in the said Probate Office. (6) Restrictions to Alabama Power Company as recorded in Misc. Volume 17, Page 397, in the said Probate Office.

\$40,800.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

BOOK 315 PAGE 371

19781005000134380 1/1 \$.00
Shelby Cnty Judge of Probate, AL
10/05/1978 12:00:00AM FILED/CERT

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 is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, 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 President, Raymond W. Barrett who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of September 19 78.

ATTEST:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DEED WAS FILED
Secretary

BARRETT BUILDERS, INC.

By Raymond W. Barrett President

STATE OF ALABAMA
COUNTY OF JEFFERSON

1978 OCT -5 PM 12:13
JUDGE OF PROBATE

Deed 2100 Sec 17. 383-7
Rec. 1.50
Ind. 1.00
23.50

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Raymond W. Barrett
whose name as President of Barrett Builders, Inc.
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged 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 29th day of September 19 78.

John F. [Signature]
Notary Public

Odom, May & DeBuys