

THIS INSTRUMENT PREPARED BY:

857

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203

19781121000156660 1/2 \$.00
Shelby Cnty Judge of Probate, AL
11/21/1978 12:00:00AM FILED/CERT

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
Forty-eight Thousand and no/100 Dollars

to the undersigned grantor, L & M Homes, Inc.
a corporation, in hand paid by Thomas E. Taylor and Debra W. Taylor
the receipt whereof is acknowledged, the said
L & M Homes, Inc.

does by these presents, grant, bargain, sell, and convey unto the said
Thomas E. Taylor and Debra W. Taylor
as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 69, according to the Map of Southern Hills, as recorded in Map Book 7, Page 72, in the
Office of the Judge of Probate of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO: 1) Current taxes; 2) 35-foot building set back line from Southern Hills Drive;
3) Utility easements as shown on recorded map of said subdivision; 4) All minerals, mining
and related rights previously reserved in Deed Book 114, Page 432, in Probate Office;
5) Transmission line permits to Alabama Power Co. recorded in Deed Book 103, Page 171;
Deed Book 220, Page 46; and in Deed Book 220, Page 40, in Probate Office; 6) Restrictive
covenants and conditions filed for record in Misc. Book 25, Page 684; 7) Permit to Alabama
Power Company and South Central Bell, recorded in Deed Book 315, Page 215, in Probate
Office.

\$45,600.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Thomas E. Taylor and Debra W. Taylor
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 L & M Homes, Inc. does for itself, its successors
and assigns, covenant with said Thomas E. Taylor and Debra W. Taylor, 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

Thomas E. Taylor and Debra W. Taylor, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said L & M Homes, Inc.

signature by Michael Miskelly has hereunto set its
who is duly authorized, and has caused the same to be attested by its Secretary-Treasurer
on this 17th day of November, 1978.

L & M HOMES, INC.

ATTEST:

Secretary.

By Michael Miskelly
Secretary-Treasurer

615 No. 21st Street Birmingham, Ala.

THIS FORM FURNISHED BY
ALABAMA TITLE COMPANY, INC.

WARRANTY DEED
CORPORATION

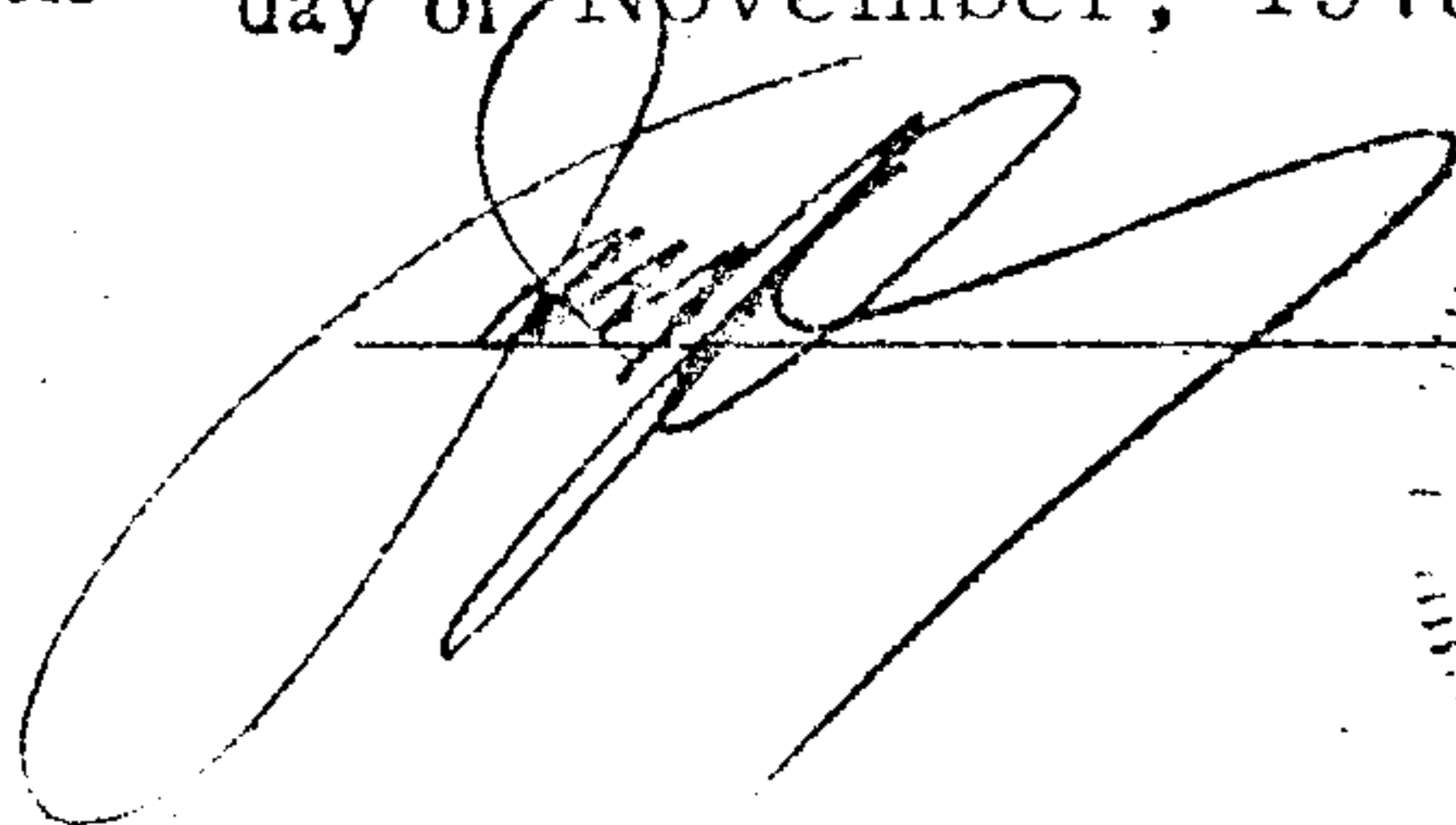
TO

State of Alabama

JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Michael Miskelly, whose name as Secretary/Treasurer/President of the L & M Homes, 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 17th day of November, 1978.


Notary Public

Deed 2.50 County 385-621
Rec. 3.00
Ind. 1.00
6.50

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Shelby Cnty Judge of Probate, AL
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