

This instrument was prepared by

(Name) **LARRY L. HALCOMB**

ATTORNEY AT LAW

3512 OLD MONTGOMERY HIGHWAY

(Address) **HOMEWOOD, ALABAMA 35205**

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama



19810824000091450 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
08/24/1981 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ninety five thousand and no/100 (\$95,000.00) Dollars

to the undersigned grantor, **Royal Homes, 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

James H. Leslie IV and Jo Carroll Leslie

(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 18, according to the map and survey of Royal Oaks, Third Sector, First Addition, as
recorded in Map Book 8, Page 26, in the Probate Office of Shelby County, Alabama.**

Subject to taxes for 1981.

Subject to easements, building lines and rights of way of record.

\$ 67,000.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

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 con-
tingent 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 encum-
brances,

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, Sec. & Treas. - James H. Leslie IV**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the **21st** day of **August** 19 **81**

ATTEST

Deed Tax 28.00 Sec. 414 - 9.50
1.50 STATE OF ALA. SHELBY CO.
1.00 I CERTIFY THIS
30.50 INSTRUMENT WAS FILED

Royal Homes, Inc.

By **James H. Leslie IV, Sec. & Treas.**
President

STATE OF ALABAMA
COUNTY OF JEFFERSON

1981 AUG 24 AM 8:42

I, **Larry L. Halcomb** **James H. Leslie IV**
State, hereby certify that **James H. Leslie IV**
whose name as **Sec. - Treas.** President of **Royal Homes, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the **21st** day of

August

19 **81**

Larry L. Halcomb
Notary Public