

send tax notice to: Charles C. McGowen
2522 Chandawood Court
Pelham, Alabama 35124

This instrument was prepared by
✓ LARRY L. HALCOMB
(Name) ATTORNEY AT LAW
3512 OLD MONTGOMERY HIGHWAY
(Address) HOMEWOOD, ALABAMA 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA }
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Fifty eight thousand two hundred thirty and no/100 (\$58,230.00) Dollars

to the undersigned grantor, Harbar 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

Charles C. McGowen and Dee Ann M. McGowen

(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 253, according to the Survey of Chandalar South, Sixth Sector Addition,
as recorded in Map Book 7, page 50, in the Probate Office of Shelby
County, Alabama.

Subject to taxes for 1982.

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

\$ 46,575.00 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, B. J. Harris
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 13th day of August 19 82

ATTEST:

see Mtg. 422-546

Deed tax 12.00
Rec 1.50
Jud 1.00
14.50

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1982 AUG 16 AM 8:25

By *B. J. Harris*
President

STATE OF ALABAMA
COUNTY OF JEFFERSON

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

I, Larry L. Halcomb a Notary Public in and for said County in said
State, hereby certify that B.J. Harris
whose name as President of Harbar 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,

Given under my hand and official seal, this the 13th day of August 19 82

[Signature]
Notary Public

My Commission Expires 1/23/85

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