

996

SEND TAX NOTICE TO:

(Name) Mr. and Mrs. Tim Jones
3233 Garden Lane
(Address) Birmingham, Alabama 35243

This instrument was prepared by

(Name) William A. Jackson, Attorney
1734 Oxmoor Road
(Address) Birmingham, Alabama 35209

Form 1-1-7 Rev. 5/82

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Eighty-Six Thousand and No/100-----DOLLARS

to the undersigned grantor, J. D. Scott Construction Company, 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

Tim Jones and wife, Kathy Geiger Jones

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in Shelby
County, Alabama, to-wit:

Lot 9, in Block 4, according to the Survey of Sunny
Meadows, as recorded in Map Book 8, Page 18, in the
Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$67,500.00 of the purchase price recited above was
paid from a mortgage loan closed simultaneously
herewith.

BOOK 343 PAGE 426

TO HAVE AND TO HOLD Unto the said GRANTEES 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 does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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, J. D. Scott,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of November, 19 82.

ATTEST:

J. D. SCOTT CONSTRUCTION COMPANY, INC.

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

Secretary

By

President

1982 NOV -4 AM 8:53
Seal H24-377
J. D. Scott
NOTARY PUBLIC

Deed Tax 18.50
Rec 1.50
Ind 1.00
21.00

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that J. D. Scott,
whose name as President of J. D. Scott Construction Company, 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 1st day of November, 19 82.

HARRISON JACKSON & LEE
1734 Oxmoor Road
BIRMINGHAM, ALA 35209

Notary Public