

This instrument was prepared by

(Name) COURTNEY H. MASON, JR.
P. O. BOX 1007
 (Address) ALABASTER, ALABAMA 35007



This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
 Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

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

STATE OF ALABAMA
 COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWO THOUSAND AND NO/100TH (\$102,000.00) DOLLARS

to the undersigned grantor, J. R. 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

DUANE L. HORNESS AND WIFE, SHIRLEY R. HORNESS

(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 107, according to the survey of Southern Pines - Third Sector
 as recorded in Map Book 7 Page 162 in the Probate Office of
 Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines,
 rights of way, limitations, if any, of record.

\$60,000.00 of the above-recited purchase price was paid from a
 mortgage loan closed simultaneously herewith.

GRANTOR'S ADDRESS: P. O. BOX 9
 PELHAM, ALABAMA 35124

GRANTEES' ADDRESS: 3674 TALL TIMBER DRIVE
 BIRMINGHAM, ALABAMA 35243

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, J. R. SCOTT
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30TH day of JUNE, 1983

ATTEST:

J. R. SCOTT CONSTRUCTION COMPANY, INC.

By J. R. SCOTT President

STATE OF ALABAMA
 COUNTY OF SHELBY

I, THE UNDERSIGNED

State, hereby certify that J. R. SCOTT

whose name as THE President of J. R. 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 30TH day of

JUNE 19 83