

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

STATE OF ALABAMA
COUNTY OF MONTGOMERY

39

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and no/100 Dollars and other good and valuable considerations
to the undersigned grantor, Real Estate Financing, 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
George S. Orbin and Lynne L. Orbin, husband and wife

(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 the County of Shelby
and the State of Alabama, to-wit:

Lot 36, according to the survey of Quail Run, Phase 2, as recorded in
Map Book 7 page 113 in the Probate Office of Shelby County, Alabama;
being situated in Shelby County, Alabama.

This conveyance and the warranties hereinafter contained are made subject
to all easements, restrictions, covenants, rights-of-way, matters of survey
and reservations heretofore imposed of record affecting said property, and
municipal zoning ordinances, if any, now or hereafter becoming applicable
to said property.

BOOK 060 PAGE 96

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1986 FEB -7 AM 10:01

Thomas W. Ligon, Jr.
JUDGE OF PROBATE

RECORDING FEES

Mortgage Tax	\$ <u>14.00</u>
Deed Tax	<u>2.50</u>
Mineral Tax	<u>1.00</u>
Recording Fee	<u>17.50</u>
Index Fee	
TOTAL	<u>35.00</u>

Actual Consideration
\$139,000.00
Mortgage
125,100.00

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 contingent remainder and right of
reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said Grantees, their heirs and assigns, that it is lawfully
seized in fee simple of said premises, that they are free from all encumbrances, except as hereinabove provided, 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, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Real Estate Financing, Inc., a corporation, has caused
this instrument to be executed by Holley M. Stanley, Jr., its duly authorized Vice President
and its corporate seal of said corporation to be hereunto affixed and attested by Jean S. Seale, its
duly authorized Secretary this 21st day of January, 19 86.

ATTEST:

REAL ESTATE FINANCING, INC.

BY: *Jean S. Seale*

BY: *Holley M. Stanley, Jr.*

STATE OF ALABAMA,
Montgomery COUNTY.

I, the undersigned, a Notary Public, in and for said State of Alabama,
hereby certify that Holley M. Stanley, Jr. and Jean S. Seale, whose names as Vice President
and Secretary of Real Estate Financing, Inc., a
corporation, are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the con-
tents of the conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the 21st day of January, 19 86.

Prepared by:

Virginia L. Martin

P.O. Box 511

Montgomery, AL 36134

FOR RECORDING ONLY

My commission expires Oct. 21, 1987

Larry Halcomb

