

Send notice to:
John Wayne Ethridge
939 Willow Creek Place
Alabaster, AL 35007

This instrument was prepared by
LARRY L. HALCOMB
(Name) ATTORNEY AT LAW
3512 OLD MONTGOMERY HIGHWAY
(Address) HOMEWOOD, ALABAMA 35208

1931

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 Seventy-eight thousand nine hundred and no/100 ----- (\$ 78,900.00)

to the undersigned grantor, **Don Kirby Construction, 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
Johnny Wayne Ethridge and Wanda Gail Ethridge

(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 65, according to the Survey of Willow Creek, Phase One, as recorded in Map
Book 7, page 132 in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1986.

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

The grantor does not warrant title to coal, oil, gas and other mineral interests in, to or
under the land herein conveyed.

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\$ 71,000.00 of the purchase price was paid from the proceeds of a mortgage loan closed
simultaneously herewith. STATE OF ALA. SHELBY CO.

I CERTIFY THIS
INSTRUMENT WAS FILED

1986 MAY 30 AM 11:28

Thomas A. Shumaker, Jr.
JUDGE OF PROBATE

1. Deed Tax \$ 8.00

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 1.00

TOTAL 11.50

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, **Don Kirby**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of May 19 86

ATTEST:

Don Kirby Construction, Inc.

By

President

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, **Larry L. Halcomb**
State, hereby certify that **Don Kirby**
whose name as President of **Don Kirby Construction, 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 27th day of May

Larry L. Halcomb

My Commission Expires January 23, 1990

