

This instrument was prepared by

2286

This Form furnishes

(Name) COURTNEY H. MASON, JR.
(Address) P. O. BOX 360187
BIRMINGHAM, AL



Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
Pelham, Alabama 35124
Phone (205) 988-5800
Policy Issuing Agent for
SAFECO Title Insurance Company

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

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

That in consideration of EIGHTY TWO THOUSAND FIVE HUNDRED AND NO/100TH (\$82,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, LARRY KENT, d/b/a KENT BUILDING COMPANY, Larry Kent being a married man

(herein referred to as grantors) do grant, bargain, sell and convey unto

JERRY A. PAULK AND WIFE, TONI M. PAULK

(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 SHELBY

in Shelby County, Alabama to-wit:

Lot 53, according to the survey of Navajo Hills, 7th Sector, as recorded in Map Book 7 page 95, in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$72,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Grantees' Address: 1203 Broken Bow Circle, Alabaster, Alabama 35007

THIS PROPERTY IS NOT HOMESTEAD PROPERTY AS DEFINED BY THE CODE OF ALABAMA.

BOOK 092 PAGE 628

- 1. Deed Tax \$ 10.00
- 2. Mtg. Tax
- 3. Recording Fee 2.50
- 4. Indexing Fee 1.00
- TOTAL 14.00

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 I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators 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, I have hereunto set my hand(s) and seal(s), this 26th day of September, 1986.

WITNESS STATE OF ALA. SHELBY CO:
I CERTIFY THIS INSTRUMENT WAS FILED (Seal)

Larry Kent (Seal)
Larry Kent, d/b/a Kent Building Company (Seal)

1986 SEP 29 PM 3:01 (Seal)

[Signature] (Seal)
JUDGE OF PROBATE (Seal)

STATE OF ALABAMA }
Shelby COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Larry Kent, d/b/a Kent Building Company whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of September

[Signature]

