

SEND TAX NOTICE TO:

(Name) Billy H. Pickle, Jr. & Teri S. Pickle  
1179 Riverchase Parkway West  
 (Address) Birmingham, Alabama 35244  
ID# 58-11-7-35-0-003-043

This instrument was prepared by

3228

(Name) Gene W. Gray, Jr.  
2100 16th Avenue, South  
 (Address) Birmingham, Alabama 35205

Form TICOR 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One Hundred Forty Two Thousand and no/100

to the undersigned grantor, Parade Home Builders, 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

Billy H. Pickle, Jr. and wife, Teri S. Pickle

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

Lot 30, according to the survey of Riverchase Country Club, Phase III Addition Residential Subdivision, as recorded in Map Book 8, Page 177, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to;

Advalorem taxes for the year 1987, which is a lien, but not due and payable until October 1, 1987.

Existing easements, restrictions, rights of way, set back lines, limitations, if any, of record.

1. Deed Tax	\$28.50
2. Mtg. Tax	
3. Recording Fee	2.50
4. Indexing Fee	1.00
TOTAL	32.00

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

1987 APR 30 PM 12:54

*Thomas A. Snowden, Jr.*  
 JUDGE OF PROBATE

\$113,600.00 of the consideration was paid from the proceeds of a mortgage loan.

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, Moiz Fouladbaksh  
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23rd day of April 19 87  
 Parade Home Builders, Inc.

ATTEST:

Secretary

By *Moiz Fouladbaksh*  
 Moiz Fouladbaksh its President

STATE OF Alabama }  
 COUNTY OF Jefferson }

I, Gene W. Gray, Jr.

a Notary Public in and for said County in said

State, hereby certify that Moiz Fouladbaksh

whose name as

President of Parade Home Builders, 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

23rd

day of

April

19 87

*Clayton*

Notary Public