

This instrument was prepared by

DOUGLAS ROGERS

ATTORNEY AT LAW

1920 MAYFAIR DRIVE

BIRMINGHAM, AL 35209

Grantee Address:

1926 Pebble Lane
Alabaster, AL 35007

Form 1-1-7 Rev. 8-70

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

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy Five Thousand and no/100-----Dollars

to the undersigned grantor, Guaranty Federal Savings & Loan Association 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

Stephen D. Hyde and Mary Elizabeth Huckaby

(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

Lot 22, Block 8, according to the Survey of Bermuda Lake Estates, First Sector, as recorded in Map Book 9, Page 98 in the Probate Office of Shelby County, Alabama.

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

Subject to taxes for 1987.

\$74,476.00 of the purchase price hereof was paid from a mortgage loan closed simultaneously herewith.

Subject to statutory rights of redemption rising from that certain foreclosure deed recorded in Real 104, page 595, in the Probate Office of Shelby County, Alabama.

BOOK 129 PAGE 30

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 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 Vice President, Terrell W. Armstrong who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24 day of April 1987
GUARANTY FEDERAL SAVINGS & LOAN ASSOCIATION

ATTEST:

3. Notary Fee \$2.50

STATE OF ALA. SHELBY CO.

4. Notary Fee \$1.00

INSTRUMENT WAS FILED

STATE OF ALABAMA

COUNTY OF JEFFERSON

1987 MAY -5 PM 7:16

By Terrell W. Armstrong Vice President

I, the undersigned Terrell W. Armstrong a Notary Public in and for said County in said State, hereby certify that Terrell W. Armstrong whose name as Vice President of Guaranty Federal Savings & Loan Association 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,

Over my hand and official seal, this the 24

day of April

1987

J. Douglas Rogers Notary Public