

This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
Pelham, Alabama 35124
Phone (205) 988-5600
Policy Issuing Agent for
SAFECO Title Insurance Company



This instrument was prepared by

(Name) COURTNEY H. MASON, JR. ²²¹⁴
(Address) P. O. BOX 360187
BIRMINGHAM, ALABAMA 35236-0187

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

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

That in consideration of THREE HUNDRED EIGHTEEN THOUSAND AND NO/100TH (\$318,000.00) DOLLARS

to the undersigned grantor, KAM BUILDERS, AN ALABAMA GENERAL PARTNERSHIP ~~XXXXXXXXXX~~
(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

GREGORY BARTON RICE AND WIFE, VICTORIA H. RICE

(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 9, according to the survey of Heatherwood, 4th Sector, as recorded in Map Book 9 pages 161, 162 and 163, in the Probate Office 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.

\$252,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Grantees' Address: 824 Heatherwood Trail, Birmingham, Alabama 35244

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

1987 SEP 29 PM 12:15

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax \$ 66.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 69.50

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 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,

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 ~~XXXXXXXXXX~~ Partner who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of September, 19 87

ATTEST:

Kam Builders, an Alabama General Partnership

By *Richard J. Keydoszius, Jr.*
Richard J. Keydoszius, Jr. ~~XXXXXX~~
Partner:

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, THE UNDERSIGNED

State, hereby certify that RICHARD J. KEYDOSZIUS, JR. ~~XXXXXXXXXX~~
whose name as PARTNER ~~XXXXXXXXXX~~ of KAM BUILDERS, AN ALABAMA GENERAL PARTNERSHIP ~~XXXXXXXXXX~~
~~XXXXXXXXXX~~ is signed to the foregoing conveyance, and ~~XXXXXXXXXX~~ known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he, as such ~~XXXXXXXXXX~~ and with full authority, executed the same voluntarily for and as the act of said ~~XXXXXXXXXX~~ PARTNERSHIP.

Given under my hand and official seal, this the 25TH day of

SEPTEMBER, 19 87

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