

This instrument was prepared by

LARRY L. HALCOMB

(Name)

ATTORNEY AT LAW

(Address)

3512 OLD MONTGOMERY HIGHWAY

HOMEWOOD, ALABAMA 35209

SEND TAX NOTICE TO:

J. Victor Baskerville

2037 Cahaba Crest Drive

Birmingham, Al 35243

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

One hundred sixty five thousand and no/100 (165,000.00)

to the undersigned grantor, Bryan 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

J. Victor Baskerville and Rebecca N. Baskerville

(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 11, 2nd Sector, according to the survey of Altadena Woods Subdivision, 2nd and 5th Sectors, as recorded in Map Book 10 Page 54 in the Probate Office of Shelby County, Alabama; and in Map Book 151 Page 25 in the Probate Office of Jefferson County, Alabama; being situated in Shelby County, Alabama. Minerals and mining rights excepted.

Subject to taxes for 1988.

Subject to restrictions, building lines, easements transmission line permit and agreement with Alabama Power company of record.

BOOK 164 PAGE 224

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

1987 DEC 21 AM 9:34

Thomas A. Browning
JUDGE OF PROBATE

1. Deed Tax \$ 165.00

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 1.00

TOTAL 168.50

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 President, Charles C. Bryan who is authorized to execute this conveyance, has hereto set its signature and seal, this the 17th day of December 19 87

ATTEST:

Bryan Construction, Inc.

By Charles C. Bryan President

Secretary

STATE OF Alabama
COUNTY OF Jefferson

I, Larry L. Halcomb

a Notary Public in and for said County in said

State, hereby certify that

whose name as

President of

Charles C. Bryan

Bryan 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,

Given under my hand and official seal, this the 17th day of

December

19 87

Larry L. Halcomb

Notary Public

My Commission Expires January 23, 1990