

147.9

SEND TAX NOTICE TO:

(Name) James Nolen and Lula Nolen
2006 Forest Cove Drive
(Address) Birmingham, AL 35244

This instrument was prepared by

(Name) Gene W. Gray, Jr.
2100 Southbridge Parkway, Suite 650
(Address) Birmingham, Alabama 35209

Form TICOR 5400 1-84
CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

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

That in consideration of Two Hundred Forty-Five Thousand and 00/100 Dollars

to the undersigned grantor, Nelson 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
James Nolen and Lula Nolen

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

Lot 33, according to the Survey of Southlake, a residential sub-
division as recorded in Map Book 11, Page 85 A, B and C, in the
Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1989 which are a lien, but not due and
payable until October 1, 1989.

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

\$ 125,000.00 of the consideration was paid from the proceeds of a
mortgage loan.

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STATE OF ALA. WHEREBY
I CERTIFY THIS
INSTRUMENT WAS FILED.

89 MAY 19 PM 2: 23

Thomas W. Dawkins, Jr.
JUDGE OF PROBATE

- 1. Good Tax \$ 120.00
- 2. Mtg. Tax
- 3. Recording Fee 2.50
- 4. Indexing Fee 2.00
- TOTAL 124.50

120.00
2.50
2.00

124.50

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
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of May 19 89
Wayne Nelson
President, NELSON BUILDERS, INC.

ATTEST:

Secretary

By Wayne Nelson
Wayne Nelson, 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 Wayne Nelson
whose name as President of Nelson 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 10th day of May 19 89

[Signature]
Notary Public