

This instrument was prepared by

COURTNEY H. MASON, JR.  
100 Concourse Pkwy., Suite 350  
Birmingham, Alabama 35244

1574

348

C O R R E C T E D

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED TWO THOUSAND FIVE HUNDRED & 00/100— (\$202,500.00) DOLLARS to the undersigned grantor, L&K Construction Co., Inc. a corporation, (herein referred to as the GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Walter J. DeCastro and wife, Betty W. Decastro (herein referred to as GRANTEEES) 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 and right of reversion, the following described real estate, situated in Shelby County, Alabama:

Lot 14, accroding to the survey of Brook Highland, 1st Sector, as recorded in Map Book 12 page 62, A & B, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$162000 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 3253 Brook Highland Trace Birmingham, Alabama 35242-5814  
THIS DEED IS BEING RE-RECORDED TO CORRECT THE GRANTEEES' ADDRESS.

TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, their heirs and assigns, that it 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Vice President, Charles Langston, who is authorized to execute this conveyance, hereto set its signature and seal, this the 27th day of October, 1989.

NO TAX COLLECTED	1.00	Deed tax	40.50
Rec	2.50		2.50
Jud	3.00		3.00
Cert	1.00		1.00
	<u>7.50</u>		<u>47.00</u>

L&K Construction Co., Inc.  
By: Charles Langston  
Charles Langston, Vice President  
STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED

89 NOV -6 AM 10:11

STATE OF ALABAMA  
COUNTY OF SHELBY COUNTY

Thomas A. Snowden, Jr.  
JUDGE OF PROBATE

I, COURTNEY H. MASON, JR., a Notary Public in and for said County, in said state, hereby certify that Charles Langston whose name as the Vice President of L&K Construction Co., 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 27th day of October, 1989

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

[Signature]  
Notary Public

89 DEC 22 AM 10:28

Thomas A. Snowden, Jr.  
JUDGE OF PROBATE  
Commission Expires March 10, 1992

BOOK 271 PAGE 533  
BOOK 264 PAGE 782