

This instrument was prepared by

(Name) Clayton T. Sweeney
2100 SouthBridge Parkway, Suite 650
(Address) Birmingham, AL 35209

SEND TAX NOTICE TO:
Alfred Kulig, Jr.
Shirley B. Kulig
3773 Kinross Drive
Birmingham, AL 35242

3-9-29-0-002-011

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 Two Hundred Forty Five Thousand and no/100 Dollars

to the undersigned grantor, Spratlin Construction Co., Inc. a corporation,
(herein referred to as 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

Alfred Kulig, Jr. and Shirley B. Kulig

(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 right of reversion, the following described real estate,
situated in Shelby County, Alabama

Lot 43, according 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:

Advalorem taxes for the year 1990 which are a lien but are not due and payable
until October 1, 1990.

Existing easements, restrictions, set-back lines, limitations,
of record.

\$196,000.00 of the consideration was paid from the proceeds of a mortgage loan
closed simultaneously herewith

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1. Doc. Tax	49.00
2. Int. Tax	2.50
3. Int. Tax	2.00
4. Int. Tax	1.00
5. Int. Tax	1.00
6. Combined Fee	1.00
Total	55.50

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances,

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 President, William F. Spratlin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 18th day of June 19 90

ATTEST:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
NOTARY PUBLIC

Spratlin Construction Co., Inc.
By William F. Spratlin President
William F. Spratlin

STATE OF Alabama
COUNTY OF Jefferson

90 JUN 25 AM 9:02

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that William F. Spratlin,
whose name as President of Spratlin 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 18th day of June

1990

Clyde Lee
Notary Public