

126
1005

This Instrument Prepared By:

Send Tax Notice To:

✓ Thomas L. Foster, Attorney
1201 North 19th Street
Birmingham, Alabama 35234

Mr. R. Robert Pierce Jr.
918 Coral Circle
Alabaster, AL 35007

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

STATE OF ALABAMA) KNOW ALL MEN BY THESE PRESENTS,
COUNTY OF JEFFERSON)

That in consideration of --Seventy Five Thousand Five Hundred & 00/100--
(\$75,500.00) DOLLARS

to the undersigned Grantor, The Mitchell Company, an Alabama General Partnership, (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 Robert L. Pierce, Jr. and Anna H. Pierce (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:

** This deed is being re-recorded to correct the grantee's name to Rober L. Pierce. Lot 40, in Block 2, according to the Amended Map and Survey of Berauda Lake Estates, 2nd Sector, as recorded in Map Book 10, page 88 in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, encumbrances of record.

Subject to ad valorem taxes for the current tax year.

\$76,915.00 of the consideration was paid from a mortgage loan executed simultaneously herewith.

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 Asst. Vice-President, Oscar L. Cleveland, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12th day of October, 1990.

ATTEST:

NO TAX COLLECTED
Reg 2.50
Sud 3.00
Cub 1.00
DUTY 1.00
7.50

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

90 OCT 17 AM 10:34

THE MITCHELL COMPANY, AN ALABAMA
GENERAL PARTNERSHIP, BY ARMA
DEVELOPMENT CORPORATION, ITS GENERAL
PARTNER
By Oscar L. Cleveland
Oscar L. Cleveland, Asst. Vice-
President

STATE OF ALABAMA)
COUNTY OF JEFFERSON)
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Oscar L. Cleveland, whose name as Asst. Vice-President of Army Development Corporation, General Partner of The Mitchell Company, an Alabama General Partnership, 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/she, 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 this 12th day of October, 1990.

1 NO TAX COLLECTED
2 2.50
3 3.00
4 1.00
5 1.00
6 7.50

NOTARY PUBLIC
THOMAS L. FOSTER, ATTORNEY
90 OCT 17 AM 9:53