

This instrument was prepared by

MASON & FITZPATRICK, P.C.
100 Concourse Pkwy., Suite 350
Birmingham, Alabama 35244

637

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 SEVEN THOUSAND & NO/100— (\$207,000.00) DOLLARS to the undersigned grantor, The Port Lawrence Title & Trust Company, Trustee 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 Cliff L. Taylor, Jr. and wife, Kay T. Taylor (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 55, according to the Survey of Meadow Brook, 17th Sector, as recorded in map Book 9 Page 158 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$117,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 3064 Brookhill Drive, Birmingham, Alabama 35242

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, and Secretary, who is authorized to execute this conveyance, hereto set its signature and seal, this the 26th day of June, 1991.

Margaretta R. Laskey
MARGRETTE R. LASKEY, SECRETARY

STATE OF ALABAMA
INSTRUMENT WAS FILED

The Port Lawrence Title & Trust Company, Trustee
By: *Robert L. Wasserman*
ROBERT L. WASSERMAN, VICE-PRESIDENT

Stacy Accucci
WITNESS

91 JUL 11 AM 8:29 WITNESS

Toni Louise Hall
WITNESS

STATE OF ALABAMA OHIO
COUNTY OF LUCAS, COUNTY

John W. ...
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that ROBERT L. WASSERMAN whose name as the Vice-President* of The Port Lawrence Title & Trust, 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.

* and MARGRETTE R. LASKEY, Secretary
Given under my hand and official seal, this the 26th day of June, 1991

Notary Fee 90.00
... 2.50
... 2.50
... 1.00
Total 96.50

Toni Louise Hall
Notary Public



TONI LOUISE HALL
NOTARY PUBLIC, STATE OF OHIO
My Commission Expires July 28, 1994