

This instrument was prepared by:  
(Name) Courtney Mason & Associates  
(Address) 100 Concourse Parkway, Suite 350  
Birmingham, Alabama 35244

Send Tax Notice to:  
(Name) Anthony Dale Carpenter  
(Address) 124 Kentwood Drive  
Alabaster, Alabama 35007

1993-18508

**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 One Hundred Twenty Nine Thousand Nine Hundred and No/100-----

to the undersigned grantor, M & K Homes, Inc., an Alabama Corporation 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

Anthony Dale Carpenter and wife, Susan S. Carpenter

(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.

*mk* GRANTOR RELEASES ITS OPTION TO REPURCHASE THE HEREIN DESCRIBED PROPERTY WHICH  
WAS PROVIDED FOR IN INSTRUMENT No. 1992-26650 DATED NOVEMBER 12, 1992.

Lot 1, according to the Survey of Kentwood, as recorded in Map Book 16 page 109,  
in the Probate Office of Shelby County, Alabama; being situated in Shelby  
County, Alabama.

Beginning at the southeast corner of Lot 1, Kentwood, as recorded in Map Book 16, Page 109, in the Office of the  
Judge of Probate of Shelby County, Alabama and run thence North 88 deg. 57 min. 09 sec. west along the south line  
of said Lot 1 a distance of 122.31 feet to the southwest corner of same said Lot 1; thence run South 77 deg. 03  
min. 29 sec. E a distance of 125.47 feet to a point; thence run North 0 deg. 02 min. 50 sec. East a distance of  
28.00 feet to the point of beginning, containing 1,712 square feet. Property is subject to a ten foot (10 ft.)  
wide easement contiguous with and immediately adjacent to the east line of same and to a thirty foot building line  
along the western part of said land as shown on the plat.

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

\$116,900.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

06/24/1993-18508  
01:07 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCD 19.50

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 it President,  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14<sup>th</sup> day of June 19 93 .

ATTEST:

M & K Homes, Inc., an Alabama Corporation

By

Mike Kent  
President Mike Kent

Secretary

**STATE OF ALABAMA**

**COUNTY OF Shelby**

I, the undersigned a Notary Public is and for said County in said  
State, hereby certify that Mike Kent  
whose name as President of M & K Homes, Inc., an Alabama Corporation  
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 is 14<sup>th</sup> day of June 19 93 .

Jeffrey W. [Signature]  
Notary Public 4-9-93