

Send Tax Notice To:  
TODD PETTY and DENA PETTY  
124 Squire Drive  
Helena, AL 35080

This instrument was prepared by

(Name) Holliman, Shockley & Kelly  
2491 Pelham Parkway  
(Address) Pelham, AL 35124



This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689  
Pelham, Alabama 35124  
Phone (205) 988-5600  
Policy Issuing Agent for  
SAFECO Title Insurance Company



1996-07234

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

STATE OF ALABAMA }  
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Thirty Thousand Three Hundred Fifty-Two Dollars and no/100--

to the undersigned grantor, PORTRAIT HOMES, 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

TODD PETTY and wife, DENA PETTY  
(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 to-wit:

Lot 31, Falliston, Sector 2, as recorded in Map Book 19, Page 117, in the Probate  
Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1996 and subsequent years, (2) Easements,  
restrictions, reservations, rights-of-way, limitations, covenants and conditions  
of record, if any. (3) Mineral and mining rights, if any.

\$ 103,600.00 of the purchase price is being paid by the proceeds of a first  
mortgage loan executed and recorded simultaneously herewith.

Inst # 1996-07234

03/05/1996-07234  
02:34 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MC3 35.50

TO HAVE AND TO HOLD, To the said GRANTOR 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 Vice-President, ROBERT L. SNIDER  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 26th day of February 19 96

ATTEST:

By   
ROBERT L. SNIDER Vice-President

Secretaries

STATE OF Alabama }  
COUNTY OF Shelby }

I, the undersigned authority  
State, hereby certify that Robert L. Snider  
whose name as Vice-President of PORTRAIT HOMES, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 26th day of February

19 96

Form ALA-33

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: MARCH 12, 1997

  
Notary Public