

This instrument was prepared by:

(Name) STEWART & ASSOCIATES, P.C.
(Address) 3800 Colonnade Parkway, Suite 650
Birmingham, AL 35243

Send Tax Notice to:

(Name) James Neil Hughes
(Address) 420 Thornberry Circle
Hoover, AL 35242**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 SEVENTY NINE THOUSAND AND NO/100 (\$279,000.00)-----DOLLARSto the undersigned grantor MCKELVEY CONSTRUCTION COMPANY, INC.

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 JAMES NEIL HUGHES AND LAVEDA A. HUGHES

(herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in

SHELBY

County, Alabama, to-wit:

Lot 38, according to the Survey of The Glen at Greystone, Sector Three, as recorded in Map Book 16, Page 79 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT, to any and all restrictions, easements and rights-of-way of record affecting said property, if any.

\$205000.00 of the purchase price herein is from the proceeds of a purchase money mortgage, executed this date and to be recorded simultaneously herewith.

1997-00150

01/08/1997-00150
02:44 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
J01 MCE 32.50

TO HAVE AND TO HOLD, Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns forever, it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its _____ President, who is authorized to execute this conveyance, has hereto set its signature and seal(s) this 27th day of December, 19 96.

ATTEST:

Secretary

MCKELVEY CONSTRUCTION COMPANY, INC.

By P. Dunn
P. DUNN MCKELVEY President

STATE OF ALABAMA

JEFFERSON

County

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that P. DUNN MCKELVEY, whose name as _____ President of MCKELVEY CONSTRUCTION COMPANY, 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), (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 seal, this 27th day of December, 19 96

MY COMMISSION EXPIRES OCTOBER 27, 1997

My Commission Expires:

Notary Public