

SEND TAX NOTICE TO: Kenneth R. Brannan
107 Stone Road
Pelham, Al. 35124

This instrument was prepared by

(Name) Lange, Simpson, Robinson & Somerville
728 Shades Creek Parkway #120
(Address) Birmingham, Al. 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA }
COUNTY OF Shelby } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One hundred nineteen thousand and no/100 (\$119,000.00) Dollars

to the undersigned grantor, Builder's Group, 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
Kenneth R. Brannan and Elizabeth R. Brannan

(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:

Lot 25, according to the Survey of Stonehaven, as recorded in Map Book 21,
page 25 in the Probate Office of Shelby County, Alabama; being situated in
Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

\$113,050.00 of the above mentioned purchase price was paid for
from a mortgage loan which was closed simultaneously herewith.

Inst # 1997-13018

04/28/1997-13018
01:19 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SBA 14:30

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 con-
tingent 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Thomas A. Davis
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24 day of April 19 97

ATTEST

BUILDER'S GROUP, INC.

By

Secretary

Thomas A. Davis
THOMAS A. DAVIS,

President

STATE OF Alabama }
COUNTY OF Jefferson }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Thomas A. Davis
whose name as President of Builder's Group, 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,

Given under my hand and official seal, this the 24 day of April 19 97

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES Aug. 27, 2000.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Notary Public
Notary Public