

This instrument was prepared by

1170

(Name) Elizabeth K. Anderson

(Address) 101 So. 21st St. Birmingham, Ala.

Form 1-1-7 Rev. 1-66

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

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Thousand Eight Hundred and no/100 (\$5,800.00) DOLLARS and assumption of below stated mortgages

to the undersigned grantor, Olshan Realty 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

Alvin Harris and Freddie Lee Harris

(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 Jefferson County, State of Alabama, to-wit:

A part of the NE 1/4 of NW 1/4 of Section 30, Township 19, South, Range 1 East, more particularly described as follows: Beginning at the intersection of the North right of way line of the Florida Short Route highway with the East line of said quarter-quarter section and thence run Northerly along the East line of said quarter-quarter, a distance of 576 feet more or less to the southeast corner of T. L. and Edith Rich lot as described in Deed Book 190 at page 196, Office of the Judge of Probate of Shelby County, Alabama; run thence in a Southwesterly direction along the Southeast line of said Rich lot and along the Southeast line of R. H. McCool lot (as described in Deed Book 200 at page 292) a distance of 651 feet more or less to the Northeast corner of Curtis Howell lot (as described in Deed Book 188 at page 495); thence run in a Southerly direction along the East line of said Curtis Howell lot a distance of 210 feet more or less to the North right of way line of the Florida Short Route Highway; thence run in an Easterly direction along the North right of way line of said Highway a distance of 408 feet more or less to point of beginning.

Grantees to assume that mortgage to Home Federal Savings & Loan Association, as recorded in Mortgage Book 284, Page 490, Office of the Judge of Probate of Shelby County, Alabama. Balance \$3,790.99.

Grantees to assume that mortgage to Olshan Realty Company, Inc., as recorded in Mortgage Book 294, Page 79, Office aforesaid. Balance \$2,909.01.

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 its ~~XXXXXX~~ Sec.-Treas. Melvin H. Olshan who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3 day of Dec. 1970

ATTEST:

OLSHAN REALTY COMPANY, INC..

By *Melvin H. Olshan*
Melvin H. Olshan, Sec.-Treas.

Secretary

STATE OF ALABAMA)
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Melvin H. Olshan whose name as ~~XXXXXX~~ Sec.-Treas. of Olshan Realty Co. 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 3rd day of December 19 70

Kathleen H. Tidmore
Notary Public
My Commission expires 11/13/73

STATE OF ALABAMA
NOTARY PUBLIC
KATHLEEN H. TIDMORE
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REC. BK. & INDEX
U.C.C. FILE
1971 JAN 9 6

BOOK 290 PAGE 200