

THIS INSTRUMENT PREPARED BY:

This Instrument Was Prepared By  
WILLIAM A. JACKSON, ATTORNEY  
1300 City National Bank  
BIRMINGHAM, ALA. 35203

see my 317-151

NAME: \_\_\_\_\_

ADDRESS: \_\_\_\_\_

2674

CORPORATION WARRANTY DEED  
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY

COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of -----  
Twenty One Thousand Three Hundred Seventy Five and No/100-----Dollars..  
to the undersigned grantor, Green Valley Homes, Inc.  
a corporation, in hand paid by Eugene Grater and wife, Judith W. Grater  
the receipt whereof is acknowledged, the said Green Valley Homes, Inc.

does by these presents, grant, bargain, sell, and convey unto the said Eugene Grater and wife, Judith W. Grater  
as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 6, Fernwood, Second Sector, being filed for record in Map Book 5, Page 63,  
in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements and restrictions of record.

\$20,250.00 of the purchase price recited above was paid from a mortgage loan  
closed simultaneously herewith.

19710422000015580 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
04/22/1971 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Eugene Grater and wife, Judith W. Grater  
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 grantee does not survive the other, then the heirs and assigns of the grantees herein  
shall take as tenants in common.

And said Green Valley Homes, Inc. does for itself, its successors  
and assigns, covenant with said Eugene Grater and wife, Judith W. Grater, 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 Eugene Grater and wife, Judith W. Grater, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Green Valley Homes, Inc.

signature by Leonard Hultquist, III has hereunto set its  
who is duly authorized, and has caused the same to be attested by its Secretary, its Vice President,  
on this 15 day of April, 1971

ADDRESS: \_\_\_\_\_

GREEN VALLEY HOMES, INC.

By \_\_\_\_\_ Vice President

Secretary.

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SPEIR, ROBERTSON and JACKSON  
1300 City National Bank Bldg.  
Birmingham, Alabama

TO

CORPORATION

## WARRANTY DEED

STATE OF ALABAMA,

County.

Office of the Judge of Probate

I hereby certify that the within deed was

filed in this office for record on the

day of \_\_\_\_\_ 19\_\_

at \_\_\_\_\_ o'clock \_\_\_\_\_ M, and was duly re-

corded in Volume \_\_\_\_\_ of Deeds

at page \_\_\_\_\_, and examined.

1:00  
3:25  
Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

### State of Alabama

JEFFERSON

COUNTY,

I, the undersigned \_\_\_\_\_, a Notary Public in and for said  
county in said state, hereby certify that Leonard Hultquist, III  
whose name as Vice President of the Green Valley Homes, Inc.  
a corporation, is signed to the foregoing conveyance. and who is known to me, acknowledge 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 15 day of April, 1971

  
Notary Public



19710422000016580 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
04/22/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
Rec'd Jct. 50  
1971 APR 22 AM 10:36  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
Case # 17-1-1-1  
JUDGE OF PROBATE

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BOOK