

THIS INSTRUMENT PREPARED BY:

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

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 :

Seventeen Thousand Seven Hundred and no/100-----DOLLARS

to the undersigned grantor, MAGIC CITY CONTRACTING COMPANY  
a corporation, in hand paid by Jack Crocker and Mildred Crocker  
the receipt whereof is acknowledged, the said MAGIC CITY CONTRACTING COMPANY

does by these presents, grant, bargain, sell, and convey unto the said Jack Crocker and Mildred Crocker

as joint tenants, with right of survivorship, the following described real estate, situated in  
SHELBY County, Alabama, to-wit:

Lot 8, according to the Survey of Farris Subdivision, Calera, Alabama,  
as recorded in Map Book 3, Page 126, in the Office of the Judge of Probate,  
Shelby County, Alabama.

Subject to easements and restrictions of record.

\$17,550.00 of the purchase price recited above was paid from a mortgage  
loan closed simultaneously herewith.



19710715000028670 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
07/15/1971 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Jack Crocker and Mildred Crocker  
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 MAGIC CITY CONTRACTING COMPANY does for itself, its successors  
and assigns, covenant with said Jack Crocker and Mildred Crocker, 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 Jack Crocker and Mildred Crocker, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

MAGIC CITY CONTRACTING COMPANY

signature by Charles R. Byrd has hereunto set its  
who is duly authorized, and has caused the same to be attested by its President,  
C. Richard Byrd, Jr. on this 30 day of June, 1971. Secretary, Vice-President

ATTEST:

C. Richard Byrd, Jr.  
Secretary.

MAGIC CITY CONTRACTING COMPANY

By Charles R. Byrd  
Vice President

BOOK 268 PAGE 841



SPENT-HOUSEHOLD 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  
recorded in this office for record on the \_\_\_\_\_

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

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

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

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

625

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

15 No. 21st Street Birmingham, Ala.

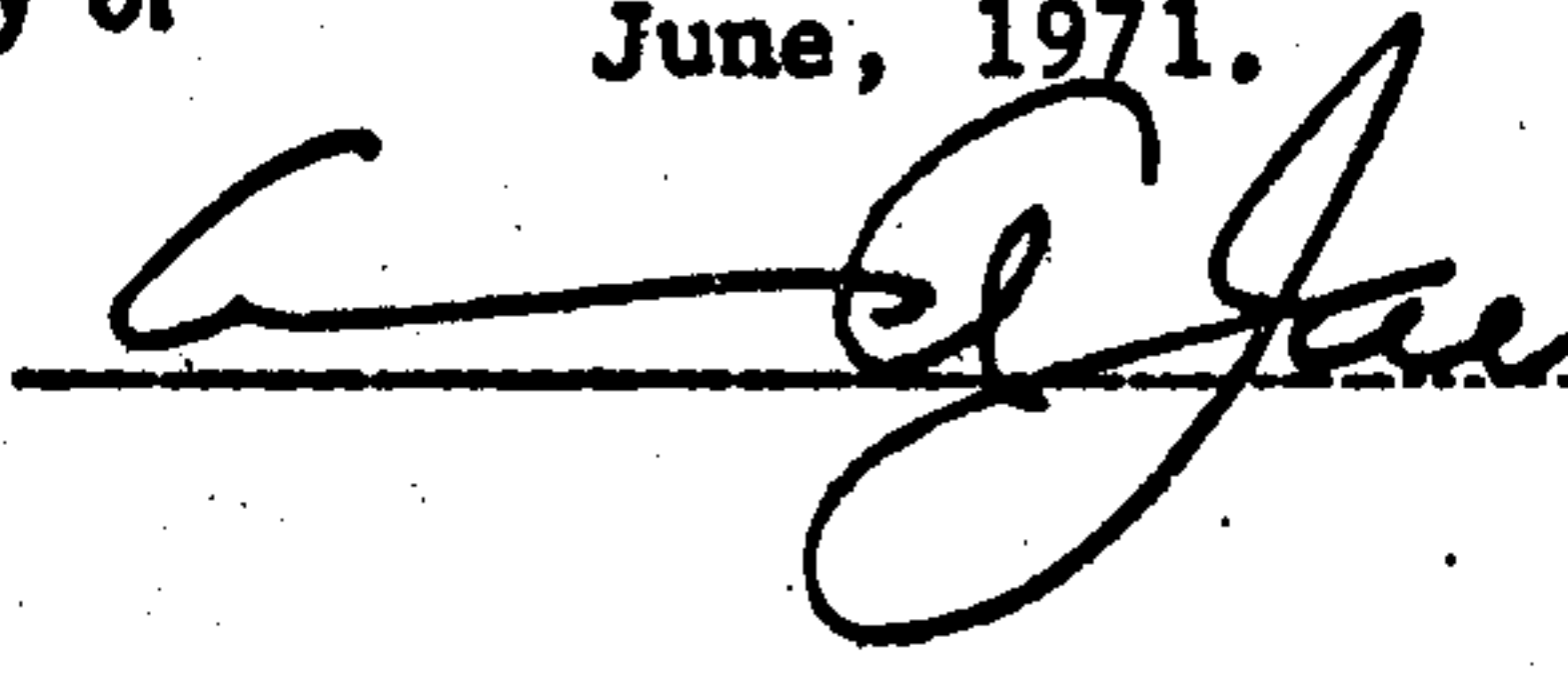
19710715000028670 2/2 \$ .00  
Shelby Cnty Judge of Probate, AL  
07/15/1971 12:00:00 AM FILED/CERT

## State of Alabama

JEFFERSON COUNTY;

I, \_\_\_\_\_ the undersigned \_\_\_\_\_, a Notary Public in and for said  
county in said state, hereby certify that Charles R. Byrd  
whose name as \_\_\_\_\_ President of the  
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 30 day of June, 1971.

  
Notary Public

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1971 JUL 15 AM 11:22  
REC. BK. & PAGE AS SHOWN ABOVE  
U.C.C. FILE NUMBER OR  
JUDGE OF PROBATE

6178-268-896

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