

4079

(Name) John C. Hensley

Jefferson Land Title Service Co., Inc.

(Address) 524 North 21st Street, B'ham, Alabama

AGENTS FOR

Mississippi Valley Title Insurance Company

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

STATE OF ALABAMA
COUNTY OF Shelby

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighteen Thousand Two Hundred - - - - - and NO/100 DOLLARS

to the undersigned grantor, Shelby Enterprises, 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

Rocco J. Leo and wife, Gloria R. Leo

(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 15, in Block 1, Oak Mountain Estates, according
to Map as recorded in Map Book 5, on Page 57, in
the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

(\$17,850.00 of the purchase price recited above was paid
mortgage loan closed simultaneously herewith).



19710722000029870 1/1 \$.00
Shelby Cnty Judge of Probate, AL
07/22/1971 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1971 JUL 22 PM 2:34
J.C.C. FILE NUMBER OR
REC'D. & PAGE AS SHOWN ABOVE
Consolidation
JUDGE OF PROBATE

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, except easements, restrictions and limitations of record and current taxes

due and payable October 1, 1971

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, Robert K. Fleming
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 15th day of July 19 71

ATTEST:

Shelby Enterprises, Inc.,

By

Robert K. Fleming
President

Secretary

STATE OF Alabama }
COUNTY OF Jefferson }

I, the undersigned Robert K. Fleming a Notary Public in and for said County in said
State, hereby certify that
whose name as President of Shelby Enterprises, 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 15th day of July 1971

John C. Hensley
Notary Public

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