

This instrument was prepared by

7500aw

See Mtg 323 - 419

(Name) James T. McClain, Jim McClain Realty Co., Inc.

98 68

(Address) 3166 Cahaba Hts. Plaza, Birmingham, Ala. 35243

Form 1-1-7 Rev. 8-70

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

STATE OF ALABAMA

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Thirty seven thousand two hundred (\$37,200) - - - - - DOLLARS

to the undersigned grantor, W E B Homebuilders, 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

William A. Millard and Sherry S. Millard, his wife

(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:

Lot 1, Block 4, according to the map of Indian Valley, First Sector as recorded in
Map Book 5, Page 43, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to the following:

Taxes due in the year 1972 which are a lien but not due and payable until
October 1st, 1972.

Easement and building line on map.

Restrictions contained in Volume 258, Page 257, in the Probate Office of
Shelby, County, Alabama.

Easement to Alabama Power Company recorded in Volume 102, Page 55, Volume 111,
page 266; Volume 119, Page 297; Volume 129, Page 565 and Volume 102, Page 53
in said Probate Office.

Easement to Alabama Power Company by T C I Railroad Company dated 11-27-36.

Mineral and mining rights and rights incident thereto recorded in Volume 181,
Page 385, in said Probate Office.

Easement to Alabama Power Company and Southern Bell Telephone and Telegraph
Company recorded in Volume 265, Page 458, in said Probate Office.

Mortgage from William A. Millard and Sherry S. Millard and spouses, if married, to
Home Federal Savings & Loan Association, securing the sum of \$29,700.00 and the
loan funds fully and properly disbursed.

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, unless otherwise noted above, 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, James T. McClain
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16 day of June 19 72

ATTEST:

Secretary

By

President



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Shelby Cnty Judge of Probate, AL
06/20/1972 12:00:00 AM FILED/CERT

a Notary Public in and for said County in said

State, hereby certify that
whose name as

President of

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 16 day of June 19 72

Notary Public