

(Name) W. L. Longshore, Jr., Attorney

(Address) 423 Frank Nelson Building, Birmingham, Alabama

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, *See Map 327-202*

That in consideration of TWENTY-THREE THOUSAND SEVEN HUNDRED FIFTY AND NO/100 (\$23,750.00)-  
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

George Reynolds Swearingen, III and wife, Jane Ann B. Swearingen

(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 16 in Block 7 according to Map of Oak Mountain Estates, Sixth Sector, as recorded  
in Map Book 5 on page 102 in Probate Office of Shelby County, Alabama.

Subject to the following:

1. Taxes for 1973 and subsequent years.
2. Restrictive Covenants and Conditions filed for record on 28th June, 1972,  
in Misc. Book 1 page 836.
3. 30 foot building set back line from Cross Creek Trail and Creekview Drive.
4. 7.5 foot Utility Easement across East side of said lot as shown on recorded  
Map of said Subdivision.



19721121000057580 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
11/21/1972 12:00:00 AM FILED/CERT

REC. REC. & INCL. ABOVE  
U.C.C. FILE NO. 87-07  
1972 NOV 21 AM 9:10  
*See Map 327-202*

100% (\$23,750.00) of the purchase price recited above was paid from mortgage loan closed  
simultaneously herewith.

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,

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 16th day of November 19 72

ATTEST:

SHELBY ENTERPRISES, INC.

By Robert K. Fleming  
Robert K. Fleming President

Secretary

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said  
State, hereby certify that Robert K. Fleming  
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 16th day of November

1972.

Notary Public