

THIS INSTRUMENT PREPARED BY:

NAME: J. P. Graham

ADDRESS: P.O. Box 371, Pelham, Alabama

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 :

One and no/100-----DOLLARS

and other good and valuable consideration  
to the undersigned grantor, J. HARRIS DEVELOPMENT CORPORATION  
a corporation, in hand paid by John F. Duke and Patricia Ann Duke  
the receipt whereof is acknowledged, the said

J. HARRIS DEVELOPMENT CORPORATION

does by these presents, grant, bargain, sell, and convey unto the said John F. Duke and Patricia Ann Duke

as joint tenants, with right of survivorship, the following described real estate, situated in

SHELBY

County, Alabama, to-wit:

Lot 4 of Monte Tierra Subdivision, as the same is recorded  
in Map Book 5 Page 114 in the Office of the Judge of Probate  
of Shelby County, Alabama.

\$3,600.00 of the purchase price recited above was paid from a  
mortgage loan closed simultaneously herewith.

19730212000006470 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
02/12/1973 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said John F. Duke and Patricia Ann Duke  
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 J. HARRIS DEVELOPMENT CORPORATION does for itself, its successors  
and assigns, covenant with said John F. Duke and Patricia Ann Duke, 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 John F. Duke and Patricia Ann Duke, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

J. HARRIS DEVELOPMENT CORPORATION

signature by Jack D. Harris has hereunto set its  
who is duly authorized, and has caused the same to be attested by its Secretary,  
on this day of January, 1973.

ATTEST:

J. HARRIS DEVELOPMENT CORPORATION

By Jack D. Harris  
Jack D. Harris Vice President

Mary J. Harris  
Secretary.

*Shelby County*

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.

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.



19730212000006470 2/2 \$ .00  
Shelby Cnty Judge of Probate, AL  
02/12/1973 12:00:00 AM FILED/CERT

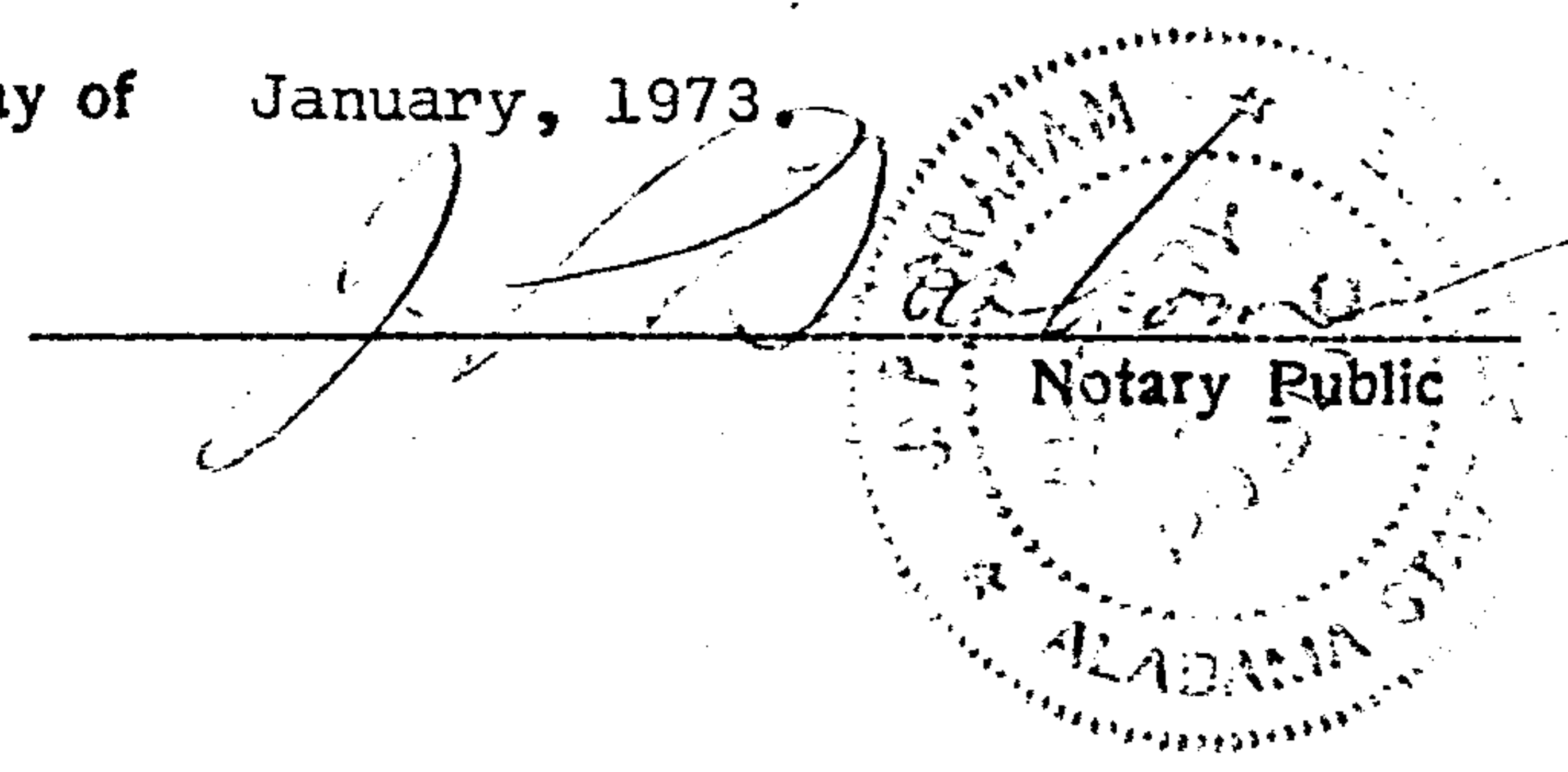
State of Alabama

SHELBY

COUNTY;

I, \_\_\_\_\_ the undersigned \_\_\_\_\_, a Notary Public in and for said  
county in said state, hereby certify that Jack D. Harris  
whose name as President of the J. HARRIS DEVELOPMENT CORPORATION  
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<sup>th</sup> day of January, 1973.



STATE OF ALA. SHELBY CO.  
I HEREBY CERTIFY THIS  
INSTRUMENT WAS FILED  
1973 FEB 12 PM 2:31  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
James D. Harris  
JUDGE OF PROBATE

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BOOK