

This instrument was prepared by

(Name) John C. Hensley
(Address) 524 North 21st Street, B'ham, Alabama

Jefferson Land Title Service Co., Inc.

AGENTS FOR

Mississippi Valley Title Insurance Company

3176

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

STATE OF ALABAMA
COUNTY OF Shelby

See mtg 328-793
KNOW ALL MEN BY THESE PRESENTS,

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

to the undersigned grantor, Coggins Homebuilders Corporation 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 Basil Watson Jr., and wife, Mary E. Watson

(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 12, in Block 7, according to the Map and survey of the
Oak Mountain Estates, Sixth Sector, as recorded in Map Book
5, Page 102, in the Office of the Judge of Probate of Shelby
County, Alabama.

\$28,200.00 of the purchase price recited above was paid from
mortgage loan closed simultaneously herewith.



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Shelby Cnty Judge of Probate, AL
02/16/1973 12:00:00 AM FILED/CERT

REC. OF ALA. SHELBY CO.
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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, 1973
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, Leonard W. Coggins
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 5th day of January 1973

ATTEST:

COGGINS HOMEBUILDERS CORPORATION

By Leonard W. Coggins President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Leonard W. Coggins
whose name as President of Coggins Homebuilders Corporation
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 5th day of January 1973

John C. Hensley
Notary Public