

THIS INSTRUMENT WAS PREPARED BY:

LAND TITLE COMPANY OF ALABAMA

BIRMINGHAM, ALABAMA

(Name) J. B. Davis, Banner-Davis Realty Co.

(Address) 3227 Lorna Road, Birmingham, Ala.

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

State of Alabama

SHELBY

County

That in consideration of Forty two hundred and no/100 - - - - - Dollars

to the undersigned grantor, Chelsea Developers, 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

James O. Tate and wife, Katherine E. Tate

(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

Tract 22, in Chelsea Estates, as recorded in Map Book 5, Page 61, in the Probate Office of Shelby County, Alabama.

STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ON

April 24 1973 8:34 AM

RECORDED & \$ MIG. TAX

\$4.50 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT

Conrad H. Seales

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 the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its PRESIDENT Ralph S. Tully who is authorized to execute this conveyance, has hereto set its signature and seal, the the 20 day of April 1972

ATTEST:

CHELSEA DEVELOPERS, INC.

J. B. Davis
Secretary

By Ralph S. Tully
President

State of Alabama

SHELBY

County

I, The Undersigned Authority, a Notary Public in and for said county in said state, hereby certify that Ralph S. Tully whose name as President of the Chelsea Developers, 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 20th day of April, 1972

Marvin L. Bell
Notary Public