

NAME: C. H. Erskine SmithADDRESS: 1200 City National Bank Building19730514000027030 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/14/1973 12:00:00 AM FILED/CERTCORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

Jefferson COUNTY;

950⁰⁰ See Mtg-330-539

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Forty-Five Thousand Eight Hundred Sixty-Nine and no/100 -----Dollars

to the undersigned grantor, C. & T. Homebuilders, Inc.

a corporation, in hand paid by John E. Buening, Jr. and wife, Nancy G. Buening

the receipt whereof is acknowledged, the said

C. & T. Homebuilders, Inc.

does by these presents, grant, bargain, sell, and convey unto the said

John E. Buening, Jr. and wife, Nancy G. Buening
as joint tenants, with right of survivorship, the following described real estate, situated in

Jefferson County, Alabama, to-wit:

Lot 24, according to survey of Indian Valley Subdivision, Third
Sector, as recorded in Map Book 5, Page 97, in the Probate
Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

Mineral and mining rights excepted.

\$36,400.00 of the purchase price recited above was paid from
a mortgage loan closed simultaneously herewith.STATE OF ALA., SHELBY CO.,
I CERTIFY THIS INSTRUMENT
WAS FILED ONMay 1 1973 8:30
RECORDED & \$ MTG. TAX\$950 DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.Conrad M. Fowler
JUDGE OF PROBATETO HAVE AND TO HOLD Unto the said John E. Buening, Jr. and wife, Nancy G. Buening
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 C. & T. Homebuilders, Inc.

does for itself, its successors

and assigns, covenant with said John E. Buening, Jr. and wife, Nancy G. Buening, 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 E. Buening, Jr. and wife, Nancy G. Buening, their

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said C. & T. Homebuilders, Inc.

signature by H. Reid Crider

has hereunto set its
its President,

who is duly authorized, and has caused the same to be attested by its Secretary,

on this 30th day of April

1973.

ATTEST:

Joseph A. Fuller
Secretary.By H. Reid Crider
Vice PresidentBOOK 280 PAGE 59
BOOK 264 PAGE 280

Warranty Deed
Shelby Co. Probate

10601
10603

C & T. HOMEBUILDERS, INC.

TO

JOHN E. BUENING, JR

NANCY G. BUENING

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.

9.50
445.3
10.95

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

19730514000027030 2/2 \$.00
Shelby Cnty Judge of Probate, AL
05/14/1973 12:00:00 AM FILED/CERT

State of Alabama

Jefferson COUNTY;

I, _____ the undersigned _____, a Notary Public in and for said
county in said state, hereby certify that H. Reid Crider
whose name as President of the C. & T. Homebuilders, Inc.
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 30th day of April 1973.

Arthur D. Shroy
Notary Public

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

May 14 19 *73* *8 AM*

RECORDED & \$ _____ MTG. TAX
Corrected
\$ _____ DEED TAX HAS BEEN
PD. ON THIS INSTRUMENT.

Conrad M. Fowler
JUDGE OF PROBATE

507 PAGE 082 BOOK

