

THIS INSTRUMENT PREPARED BY:

NAME Charles A. J. Beavers  
702 Jefferson Federal Bldg.  
ADDRESS Birmingham, Alabama 35203

CORPORATION WARRANTY DEED  
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

JEFFERSON COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of --Fifty-two Thousand Two Hundred Seventy and no/100---(\$52,270.00)----Dollars

to the undersigned grantor, W. M. Humphries Construction Company, Inc.  
a corporation, in hand paid by Robert Bruce Clark and wife, Ann M. Clark  
the receipt whereof is acknowledged, the said W. M. Humphries Construction Company, Inc.

does by these presents, grant, bargain, sell, and convey unto the said  
Robert Bruce Clark and wife, Ann M. Clark  
as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:  
Lot 66 according to Map of Chandalar South, First Sector, as recorded in Map  
Book 5, page 106 in Probate Office of Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for the current tax year, 1973.
2. 35 foot building set back line from Chandalar Circle.
3. 7.5 ft. Utility Easement on NW side of said lot as shown by recorded map.
4. Restrictive covenants as to underground cables dated November 8, 1972 and recorded in Misc. Book 2, page 707.
5. Agreement with Alabama Power Company dated November 8, 1972 and recorded in Deed Book 277, page 471.
6. Rights of Ala. Power Co. as granted by easement dated Sept. 22, 1970 and recorded in Deed Book 264 on page 28.

19730529000030000 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
05/29/1973 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Robert Bruce Clark and wife, Ann M. Clark  
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 W. M. Humphries Construction Company, Inc. does for itself, its successors  
and assigns, covenant with said Robert Bruce Clark and wife, Ann M. Clark, 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 Robert Bruce Clark and wife, Ann M. Clark, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said W. M. Humphries Construction Company,  
Inc. has hereunto set its  
signature by W. M. Humphries its President,  
who is duly authorized, and has caused the same to be attested by its Secretary,  
on this 28th day of May, 1973.

W. M. HUMPHRIES CONSTRUCTION COMPANY, INC.

ATTEST:

Secretary.

By W. M. Humphries Vice President



Return TO

Home Federal Bk  
212 110 21st St

Bham 35203

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 7.50, and examined.

165

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.



19730529000030000 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
05/29/1973 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 W. M. Humphries, whose name as President of the W. M. Humphries Construction Company, 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 28th day of May, 1973.

*Linda D. Hallman*  
Notary Public

BOOK 280 PAGE 496

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
10:06 AM 29 MAY 1973  
7.50

U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE

*Conrad M. Jones*

JUDGE OF PROBATE