

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

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

See Mtg 331-571

STATE OF ALABAMA
COUNTY OF Shelby

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Fifty-Nine Thousand Five Hundred Seventy-five and NO/100 DOLLARS**

to the undersigned grantor, **Harbar, 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

Gary A. York and wife, Jeffanie P. York

(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 7, Block 4, according to a Resurvey of Lots 7 and 8, Block 4 and Part of the NW 1/4 of the SW 1/4 Section 16, Township 19 Range 2 West, Indian Valley Fourth Sector, as recorded in Map Book 5, Page 113, in the Probate Office of Shelby County, Alabama.

\$54,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

19730612000033310 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/12/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1973 JUN 12 PM 3:14
U.C.C. FILE NUMBER OR REC. BOOK & PAGE AS SHOWN ABOVE
JUDGE OF PROBATE

BOOK 280 PAGE 756

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 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 is lawfully seized in fee simple of said premises, that they are free from all encumbrances, **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- Secretary** who is authorized to execute this conveyance, has hereto set its signature and seal, this the **31st** day of **May** 1973

ATTEST:

HARBAR, INC.
By *Denny Barrow* President
Seal

STATE OF Alabama }
COUNTY OF Jefferson }

I, **the undersigned**
State, hereby certify that
whose name as *Secretary* **President of Harbar, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the **31st** day of

May

1973

John C. Hensley
Notary Public