

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

SHELBY

COUNTY;

See Mtg 331-617

6392

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of  
Fifty-five Thousand Seven Hundred Fifty and No/100 (\$55,750.00)-----Dollars

to the undersigned grantor, W. M. Humphries Construction Company, Inc.  
a corporation, in hand paid by Allen E. Willey and wife, Elizabeth E. Willey,  
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 Allen E. Willey and wife, Elizabeth E. Willey,

as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot No. 37 according to Map of Chandalar South, First Sector, as recorded in Map Book 5 on  
page 106 in Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Current taxes.
2. 35 foot building set back line from Chanbury Drive and Chanbury Circle.
3. Restrictive covenants as to underground cables dated 8th Nov. 1972 and recorded in Misc. Book 2 on page 707 in Probate Office.
4. Agreement with Alabama Power Company dated 8th Nov. 1972 and recorded in Deed Book 277, page 471 in the Probate Office.
5. Permit to Alabama Power Company dated 1st December 1972 and recorded in Deed Book 278 on page 477 in Probate Office.
6. Title to minerals underlying caption lands with mining rights and privileges pertaining thereto as excepted in deed recorded in Deed Book 276, page 330 in Probate Office.

\$44,250.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Allen E. Willey and wife, Elizabeth E. Willey,  
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 Allen E. Willey and wife, Elizabeth E. Willey, their  
heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances,  
except as set forth hereinabove 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 Allen E. Willey and wife, Elizabeth E. Willey, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said W. M. Humphries Construction  
Company, Inc.

signature by W. M. Humphries has hereunto set its  
who is duly authorized, and has caused the same to be attested by its Secretary,  
on this 1st day of June, 1973.

ATTEST:

W. M. HUMPHRIES CONSTRUCTION  
COMPANY, INC.

By W. M. Humphries Vice President

Secretary.

BOOK 280 PAGE 783

19730614000033900 1/2 \$ .00  
Shelby Cnty Judge of Probate, AL  
06/14/1973 12:00:00 AM FILED/CERT



*Return to where recorded*

*272 No 2nd St  
Birmingham Ala*

TO

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

o'clock M, and was duly re-

corded in Volume of Deeds

at page 1150, and examined.  
215

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

19730614000033900 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
06/14/1973 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 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 1st day of June, 1973.

*Charles A. McQueen*  
Notary Public

BOOK 280 PAGE 784  
STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1973 JUN 14 AM 9:10  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
Consolidated  
JUDGE OF PROBATE