

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203

1099

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY

COUNTY;

2000
JW

See Mtg 335-598

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of
Thirty Four Thousand Five Hundred and No/100-----DOLLARS
to the undersigned grantor, Cardinal Enterprises, Inc.
a corporation, in hand paid by Raymond W. Phillips, Jr., and Joyce W. Phillips
the receipt whereof is acknowledged, the said
Cardinal Enterprises, Inc.
does by these presents, grant, bargain, sell, and convey unto the said
Raymond W. Phillips, Jr., and Joyce W. Phillips
as joint tenants, with right of survivorship, the following described real estate, situated in
SHELBY County, Alabama, to-wit:

Lot 10, in Block 7, according to the survey of Navajo West Sector of Navajo Hills
as recorded in Map Book 5, Page 80, in the Office of the Judge of Probate of Shelby
County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Restrictions in Deed Book 270, Page 219,
dated September 27, 1971; (3) Restrictions in Misc. Book 1, Page 500, dated
June 23, 1972; (4) Easement to Alabama Power Company and Southern Bell
Telephone and Telegraph Company recorded in Deed Book 271, Page 560.

\$32,500.00 of the purchase price recited above was paid from a mortgage
closed simultaneously herewith.

19731114000063100 1/2 \$.00
Shelby Cnty Judge of Probate, AL
11/14/1973 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Raymond W. Phillips, Jr., and Joyce W. Phillips
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 Cardinal Enterprises, Inc. does for itself, its successors
and assigns, covenant with said Raymond W. Phillips, Jr., and Joyce W. Phillips, 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
Raymond W. Phillips, Jr., and Joyce W. Phillips, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Cardinal Enterprises, Inc.

signature by J. M. Andrews has hereunto set its
who is duly authorized, and has caused the same to be attested by its Secretary, its President,
on this 12th day of November, 1973

ATTEST:

Secretary.

Cardinal Enterprises, Inc.
By J. M. Andrews
Vice President

SHANNON, ODDM, ROBERTSON AND JACKSON
BIRMINGHAM, ALA. 35203

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____
at _____ o'clock _____ M, and was duly re-
corded in Volume _____ of Deeds
at page _____, and examined.

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

State of Alabama

JEFFERSON COUNTY;

I, _____ the undersigned _____, a Notary Public in and for said
county in said state, hereby certify that J. M. Andrews _____,
whose name as _____ President of the _____ Cardinal Enterprises, 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 12th day of November, 1973

Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1973 NOV 14 AM 9:31
U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
Clerk of Probate
JUDGE OF PROBATE

19731114000063100 2/2 \$.00
Shelby Cnty Judge of Probate, AL
11/14/1973 12:00:00 AM FILED/CERT