

THIS INSTRUMENT PREPARED BY:  
RICHARD A. CROLEY, JR.

NAME: ATTORNEY AT LAW  
620 North 22nd Street  
ADDRESS: BIRMINGHAM, ALABAMA 35203



19740912000044750 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
09/12/1974 12:00:00AM FILED/CERT

CORPORATION WARRANTY DEED  
JOINT WITH SURVIVORSHIP

**Alabama Title Co., Inc.**

BIRMINGHAM, ALA.

**State of Alabama**

SHELBY

COUNTY;

8192

See Mtg 341-703

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Thirty-Eight Thousand Nine Hundred and no/100 (\$38,900.00) Dollars

to the undersigned grantor, Roy Martin Construction, Inc.  
a corporation, in hand paid by Tony L. Ingram and wife, Sharon H. Ingram,  
the receipt whereof is acknowledged, the said Roy Martin Construction, Inc.

does by these presents, grant, bargain, sell, and convey unto the said Tony L. Ingram and wife,  
Sharon H. Ingram

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

Lot 61, Woodland Hills, 1st Phase, 4th Sector, as recorded in Map Book 6,  
page 24 in Probate Office of Shelby County, Alabama.  
Situated in Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) 35 foot building set back line from Maple  
Street; (3) 10 foot Utility Easement across South side of said lot as shown on  
recorded Map of said subdivision; (4) Transmission line permit to Alabama  
Power Company recorded in Deed Book 107 page 526 in Probate Office;  
(5) Such state of facts as would be disclosed by an accurate survey and inspection  
of the premises.

\$35,000.00 of the purchase price recited above was paid from a mortgage  
closed/simultaneously herewith.

686  
286  
800K

TO HAVE AND TO HOLD Unto the said Tony L. Ingram and wife, Sharon H. Ingram  
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 Roy Martin Construction, Inc., a corporation, does for itself, its successors  
and assigns, covenant with said Tony L. Ingram and wife, Sharon H. Ingram, 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 Tony L. Ingram and wife, Sharon H. Ingram, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Roy Martin Construction, Inc.,  
a corporation,

has hereunto set its  
signature by Roy L. Martin its President,  
who is duly authorized, and has caused the same to be attested by its Secretary,  
on this 29th day of August, 1974.

ATTEST:

ROY MARTIN CONSTRUCTION, INC.

Secretary.

By

Roy L. Martin

Vice President



SHANNON, GEORGE ROBERTSON & JACKSON  
620 North 20th Street  
BIRMINGHAM, ALABAMA 35203  
Phone 328-9333

TO

CORPORATION

# WARRANTY DEED

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 Roy L. Martin whose name as President of the Roy Martin Construction, 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 29th day of August, 1974.

*Jack Thompson*  
Notary Public

289 PAGE 887 BOOK



19740912000044750 2/2 \$ .00  
Shelby Cnty Judge of Probate, AL  
09/12/1974 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1974 SEP 12 AM 8:27  
U.C.C. FILE NUMBER OR  
REC. BK. & PAGE AS SHOWN ABOVE  
JUDGE OF PROBATE  
*Conrad M. Bricker*