

THIS INSTRUMENT PREPARED BY:

NAME: Daniel M. Spitler
1200 City National Bank Building
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-Six Thousand and No/100-----DOLLARS

to the undersigned grantor, W. M. Humphries Construction Company, Inc.
a corporation, in hand paid by Edward Dunlop McCauley, Jr. and wife, Aurelia McCauley
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

Edward Dunlop McCauley, Jr. and wife, Aurelia McCauley
as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 74, according to the Map of Chandalar South, Second Sector, as
recorded in Map Book 6, Page 12, in the Office of the Judge of Pro-
bate of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$44,500.00 of the purchase price recited above was paid from a
mortgage loan closed simultaneously herewith.



19741003000048720 1/2 \$.00
Shelby Cnty Judge of Probate, AL
10/03/1974 12:00:00 AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Edward Dunlop McCauley, Jr. and wife, Aurelia McCauley
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 Edward Dunlop McCauley, Jr. and wife, Aurelia McCauley, 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

Edward Dunlop McCauley, Jr. and wife, Aurelia McCauley, 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 R. E. Hamilton, Jr. its Vice President,
who is duly authorized, and has caused the same to be attested by its Secretary,
on this 1st day of October, 1974.

ATTEST:

W. M. HUMPHRIES CONSTRUCTION COMPANY, INC.

Secretary.

By

Vice President

Jefferson
Shelby

H. H. Humphreys

Conel Co. Inc

TO

Shelby County
County

Conel Co. Inc

CORPORATION

WARRANTY DEED

STATE OF ALABAMA *Shelby*

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.

2.15

Judge of Probate.

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Ala.

Shelby Co. Inc

State of Alabama

JEFFERSON COUNTY;

I, _____ the undersigned _____, a Notary Public in and for said
county in said state, hereby certify that *R. E. Hamilton, Jr.*
whose name as *Vice* 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 *October, 1974.*

Virginia T. Swin

Notary Public

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025
3000

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Deed Book 11-50
1974 OCT -3 AM 8:34
U.C.C. FILE NUMBER OR
REQ. BK. & PAGE AS SHOWN ABOVE
Conel Co. Inc
JUDGE OF PROBATE



19741003000048720 2/2 \$.00
Shelby Cnty Judge of Probate, AL
10/03/1974 12:00:00 AM FILED/CERT

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