

THIS INSTRUMENT PREPARED BY:

NAME: Gail W. Humber
Beavers, DeBuys, Davis & Johnson
ADDRESS: 1122 North 22nd Street
Birmingham, Alabama 35234

3249

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;

11,285 dw

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of
(\$56,385.00) Fifty-six Thousand Three Hundred Eighty-five and no/100-----DOLLARS
to the undersigned grantor, Habitat, Inc. *see Mtg 345-100*
a corporation, in hand paid by Maurice Nuby and Sue Nuby
the receipt whereof is acknowledged, the said
Habitat, Inc.

does by these presents, grant, bargain, sell, and convey unto the said
Maurice Nuby and Sue Nuby
as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 107, according to the survey of Chandalar South, Second Sector, as recorded in
Map Book 6, Page 12, in the Probate Office of Shelby County, Alabama.

Subject to easements, exceptions, restrictions and reservations of record.

\$45,100.00 of the purchase price recited above was paid from mortgage loan closed
simultaneously herewith.

19750327000013480 1/2 \$.00
Shelby Cnty Judge of Probate, AL
03/27/1975 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Maurice Nuby and Sue Nuby
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 Habitat, Inc. does for itself, its successors
and assigns, covenant with said Maurice Nuby and Sue Nuby, 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 Maurice Nuby and Sue Nuby, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said
Habitat, Inc.

signature by Cordray Parker has hereunto set its
who is duly authorized, and has caused the same to be attested by its Secretary, its President,
on this 26th day of March, 1975

ATTEST:

Secretary.

HABITAT, INC.
By *Cordray Parker*
Cordray Parker Vice President

BOOK 291 PAGE 359

Shelby Co

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 1150, and examined. 315

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 _____ Cordray Parker, whose name as _____ President of the _____ Habitat, 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 26th day of March, 1975

[Signature]
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
Deed July 11, 50
1975 MAR 27 AM 8:55

U.C.C. FILE NUMBER OR
REC. BK. & PAGE AS SHOWN ABOVE
County of Shelby
JUDGE OF PROBATE

19750327000013480 2/2 \$.00
Shelby Cnty Judge of Probate, AL
03/27/1975 12:00:00AM FILED/CERT

093 PAGE 162 X008