

THIS INSTRUMENT PREPARED BY:  
James J. Odom, Jr.  
620 North 22nd Street  
Birmingham, Alabama

4950

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama  
SHELBY COUNTY

Know All Men By These Presents,

See Mtg 346-296

That in consideration of Thirty-six Thousand and No/100----- DOLLARS  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,  
John M. Moody and wife, Andrea L. Moody,

(herein referred to as grantors) do grant, bargain, sell and convey unto

Robert Neil Phillips and Susan Phillips

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of  
them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated  
in Shelby County, Alabama to-wit:

Lot 8, in Block 7, according to the Map of Oak Mountain Estates, Sixth Sector, as  
recorded in Map Book 5, Page 102, in the Office of the Judge of Probate of Shelby  
County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Restrictive covenants filed July 28, 1972, recorded  
in Misc. Book 1, Page 836; (3) A 30 foot building set back line from Canterbury Road  
as shown by record map; (4) A 7.5 foot utility easement across the South and West sides  
of said lot as shown by record map.

\$31,000.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

BOOK 292 PAGE 450

19750603000026540 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
06/03/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1975 JUN -3 AM 8:13  
Recd Jaf 5:00  
Conced Jaf 5:00  
JUDGE OF PROBATE

TO HAVE AND TO HOLD, to the said GRANTEES for and during their joint lives and upon the death of either of them,  
then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent  
remainder and right of reversion.

And ~~X~~ (we) do, for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES,  
their heirs and assigns, that ~~they~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (we) will and ~~my~~ (our) heirs, executors and admini-  
strators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of  
all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seals, this 30th  
day of May, 1975.

WITNESS:

*James J. Odom*  
*James J. Odom*

*John M. Moody*  
John M. Moody  
*Andrea L. Moody*  
Andrea L. Moody

State of ALABAMA  
JEFFERSON COUNTY

General Acknowledgement

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that John M. Moody and wife, Andrea L. Moody,  
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before  
me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 30th day of May A. D. 19 75.