

NAME: Dale CorleyADDRESS: 1407 City Federal BuildingCORPORATION 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

Sixty-One Thousand and no/100 See Mtg 346-332 Dollars

to the undersigned grantor, Harbar Homes, Inc.

a corporation, in hand paid by Ronald E. Hamilton and wife, Sue V. Hamilton

the receipt whereof is acknowledged, the said Harbar Homes, Inc.

does by these presents, grant, bargain, sell, and convey unto the said

Ronald E. Hamilton and wife, Sue V. Hamilton

as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 8, Block 8, according to the map and survey of Kerry Downs, a subdivision of Inverness, as recorded in Map Book 5, Page 135, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to:

1. The lien of all taxes for the year 1975 and thereafter.
2. Right of way to Alabama Power Company and Southern Bell Telephone & Telegraph Company as recorded in Volume 281, Page 497, in the Probate Office of Shelby County, Alabama.
3. Restrictions as recorded in Misc. Book 5, Page 86, in the said Probate Office.
4. Right of way to Alabama Power Company as recorded in Deed Book 109, Page 293; Deed Book 126, Page 343; Deed Book 146, Page 381; Deed Book 184, Page 166; Deed Book 176, Page 68; Deed Book 141, Page 298; Deed Book 145, Page 387 and Misc. Book 5, Page 626, in the Probate Office of Shelby County, Alabama.
6. Easement and building line as shown by recorded plat.

\$42,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Ronald E. Hamilton and wife, Sue V. Hamilton

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 Harbar Homes, Inc.

does for itself, its successors

and assigns, covenant with said Ronald E. Hamilton and wife, Sue V. Hamilton, 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 Ronald E. Hamilton and wife, Sue V. Hamilton, their

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Harbar Homes, Inc.

signature by Denny Barrow has hereunto set its
who is duly authorized, and has caused the same to be attested by its Secretary, its President,
on this 9th day of May 1975.

ATTEST:

HARBAR HOMES, INC.

By

Denny Barrow~~Exec~~ President

Secretary.

Harbar Homes, Inc.

TO

CORPORATION

WARRANTY DEED

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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 Denny Barrow, whose name as President of the Harbar Homes, 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 9th day of May 1975.

Dale Craig

Notary Public

664 PAGE 262 BOOK

19750605000026980 2/2 \$.00
Shelby Cnty Judge of Probate, AL
06/05/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1975 JUN -5 AM 9:34
Deed Book 19.00
Cornel M. Brubaker
JUDGE OF PROBATE