

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama

19750613000030500 1/2 \$.00
Shelby Cnty Judge of Probate, AL
06/13/1975 12:00:00AM FILED/CERT

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;

See Mtg 246-487

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Thirty-seven Thousand, Nine Hundred and No/100-----Doliars

to the undersigned grantor, Burnett Building Service, Inc.
a corporation, in hand paid by Larry David Avery and Mary D. Avery
the receipt whereof is acknowledged, the said Burnett Building Service, Inc.

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

Larry David Avery and Mary D. Avery
as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 13, in Block 2, of First Addition to Fall Acres Subdivision in Map Book 4, Page 77,
in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Right of way to Shelby County recorded in Deed
Book 72, Page 538; (3) Transmission line permits to Alabama Power Company recorded
in Deed Book 171, Page 36 and Deed Book 207, Page 656 and in Deed Book 238, Page 60;
(4) Subject to restrictions as follows: "All lots are for residential purposes only, and
dwellings shall have a minimum of 1,000 square feet in the main body of the house. No
structures of a temporary nature, such as trailers, tents, shacks, basements, garages,
or other out buildings shall be used as a residence either temporarily or permanently."

\$33,900.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Larry David Avery and Mary D. Avery
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 Burnett Building Service, Inc. does for itself, its successors
and assigns, covenant with said Larry David Avery and Mary D. Avery, 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 Larry David Avery and Mary D. Avery, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Burnett Building Service, Inc.

signature by Marvin Burnett has hereunto set its
its President,
who is duly authorized, and has caused the same to be attested by its Secretary,
on this 10th day of June, 1975.

ATTEST:

BURNETT BUILDING SERVICE, INC.

By Marvin Burnett
Marvin Burnett, ~~Vice~~ President

Secretary.

Birmingham, Alabama 35203

620 North 2nd St.

TO

CORPORATION

WARRANTY DEED



19750613000030500 2/2 \$.00
Shelby Cnty Judge of Probate, AL
06/13/1975 12:00:00AM FILED/CERT

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

AGENTS FOR

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Ala.

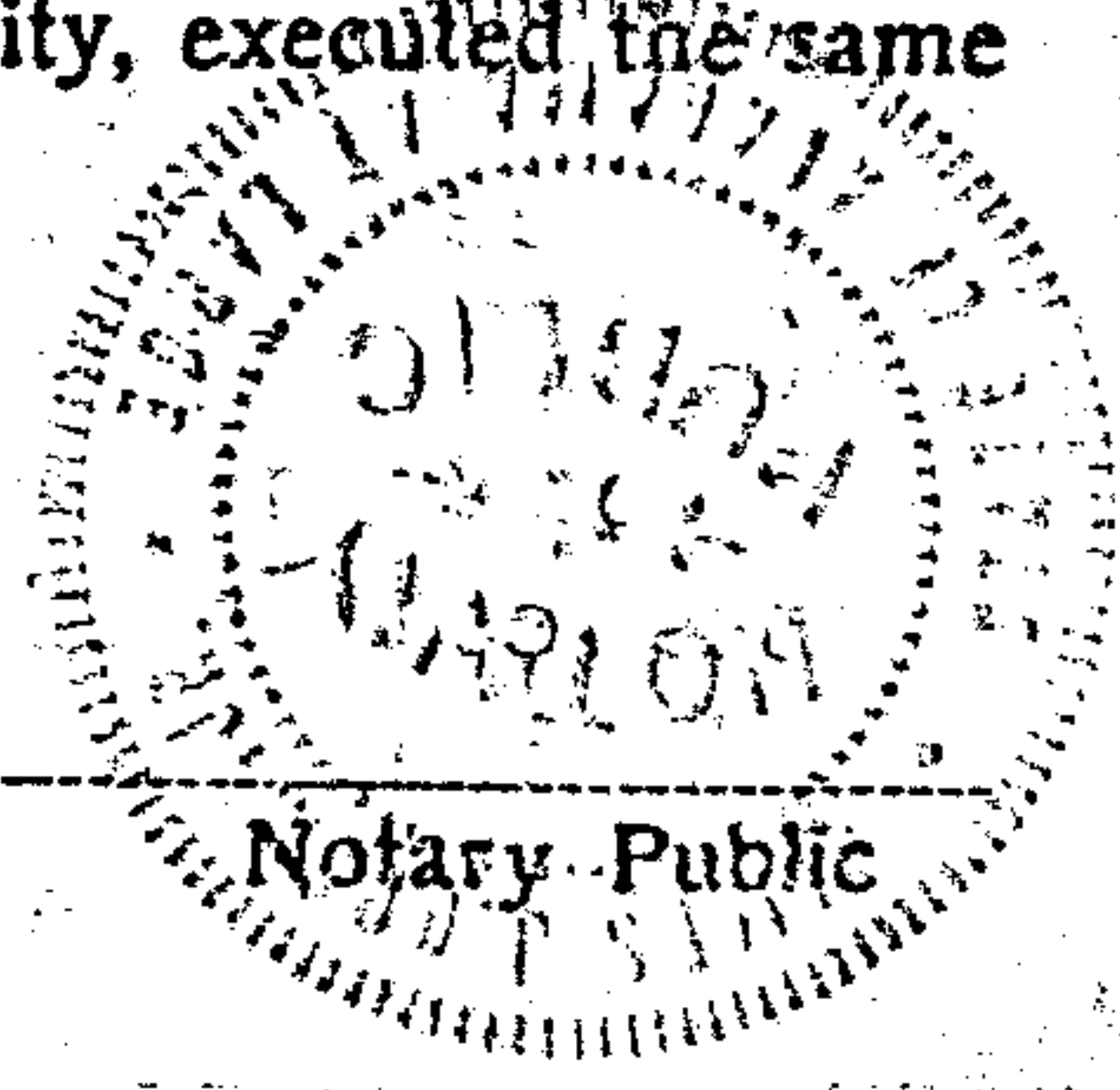
State of Alabama

JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Marvin Burnett whose name as President of the Burnett Building Service, 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 10th day of June, 1975.

[Signature]



STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 JUN 13 AM 8:53

Speed J. F. 100
Carnel M. Brown
JUDGE OF PROBATE

378 PAGE 843
262 BOOK