

NAME: Daniel M. Spitler, Attorney  
1200 City National Bank Building  
 ADDRESS: Birmingham, Alabama 35203

5589

CORPORATION WARRANTY DEED  
 JOINT WITH SURVIVORSHIP

## Alabama Title Co., Inc.

BIRMINGHAM, ALA.

## State of Alabama

SHELBY

COUNTY;

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

Fifty-Nine Thousand and No/100-----DOLLARS

to the undersigned grantor, W. M. Humphries Construction Company, Inc.  
 a corporation, in hand paid by James L. Young and wife, Ardys M. Young  
 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

James L. Young and wife, Ardys M. Young  
 as joint tenants, with right of survivorship, the following described real estate, situated in  
 Shelby County, Alabama, to-wit:

Lot 60, according to the Map of Chandalar South, First  
 Sector, as recorded in Map Book 5, Page 106, in the Pro-  
 bate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$48,500.00 of the purchase price recited above was paid  
 from a mortgage loan closed simultaneously herewith.



19750620000032040 1/2 \$.00  
 Shelby Cnty Judge of Probate, AL  
 06/20/1975 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD Unto the said James L. Young and wife, Ardys M. Young  
 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 James L. Young and wife, Ardys M. Young, 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 James L. Young and wife, Ardys M. Young, 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 Dalton H. Baggett its Vice President,  
 who is duly authorized, and has caused the same to be attested by its Secretary,  
 on this 16th day of June, 1975.

ATTEST:

W. M. HUMPHRIES CONSTRUCTION COMPANY, INC.

By Dalton H. Baggett  
 Vice President

Secretary.

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*Det. Jefferson*  
*Shelby*

*C. W. Humphries*

*Conrad C.*

TO

*James L. Young & Co.*  
*Conrad C. Young*

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 \_\_\_\_\_, and examined.

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

SHELBY

COUNTY;

I, \_\_\_\_\_ the undersigned \_\_\_\_\_, a Notary Public in and for said  
county in said state, hereby certify that Dalton H. Baggett \_\_\_\_\_,  
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 16th day of June, 1975.

*Daniel M. Spittle*  
Notary Public

19750620000032040 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
06/20/1975 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1975 JUN 20 AM 8:50

*Deed 4410.50*  
*Conrad M. Young*  
JUDGE OF PROBATE

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