

NAME: Dale Corley

ADDRESS: 1407 City Federal Building

5995

CORPORATION 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

See MHg 347-621

Sixty Thousand and no/100 —————Dollars

to the undersigned grantor, Harbar Homes, Inc.  
a corporation, in hand paid by James P. Dennis and wife, Linda J. Dennis  
the receipt whereof is acknowledged, the said Harbar Homes, Inc.



19750707000035610 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
07/07/1975 12:00:00AM FILED/CERT

does by these presents, grant, bargain, sell, and convey unto the said  
James P. Dennis and wife, Linda J. Dennis

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

Shelby County, Alabama, to-wit:

Lot 10, Block 3, 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.

Subject to:

1. Current taxes.
2. Rights of Ways to Alabama Power Company as recorded in Volume 109, Page 293;  
Volume 146, Page 381; Volume 126, Page 343; Volume 176, Page 68; Volume 184, Page  
166; Volume 141, Page 298; and Volume 145, Page 387, in the Probate Office of Shelby  
County, Alabama.
3. Restrictions as recorded in Misc. Book 5, Page 86, in the Probate Office of Shelby  
County, Alabama.
4. Easement along the Southerly 10 feet of subject property for installation and main-  
tenance of public utilities and drainage facilities as shown by recorded plat.

\$58,750.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said James P. Dennis and wife, Linda J. Dennis  
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 James P. Dennis and wife, Linda J. Dennis, 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 P. Dennis and wife, Linda J. Dennis, 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 26th day of June 1975.

ATTEST:

HARBAR HOMES, INC.

Secretary.

By

*Denny Barrow*

Vice President

BOOK 293 PAGE 285



*Shelby County*

TO

CORPORATION

**WARRANTY DEED**

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 Harbor 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 26th day of June 1975.

*Denny Barrow*

Notary Public

982,286 PAGE 293

BOOK 982,286 PAGE 293  
ALABAMA SHELBY CO. 99  
I CERTIFY THIS INSTRUMENT WAS FILED  
JUL 7 1975

50:8 PM 7-7JUL 5261

*50:1 Jul 7 1975*

*Conrad M. Fowler*

JUDGE OF PROBATE



19750707000035610 2/2 \$.00  
Shelby Cnty Judge of Probate, AL  
07/07/1975 12:00:00AM FILED/CERT

*Conrad M. Fowler*  
JUDGE OF PROBATE

*Conrad M. Fowler*  
JUDGE OF PROBATE

1975 JUL -7 PM 8:05

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
JUL 7 1975  
1975 JUL -7 PM 8:05