

This instrument prepared by

(Name) Robert O. Driggers, Attorney

(Address) 2824 Linden Avenue, Homewood, Alabama

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

6286

That in consideration of Forty Two Thousand and No/100-----Dollars

mnty 347-306

to the undersigned grantor, MARTIN & SONS, INC., a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

JOSEPH HENRY PALMER and SUSAN HUNT PALMER

(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 1, according to the Survey of Monte Bello as recorded in Map
Book 6, Page 23, in the Office of the Judge of Probate of Shelby
County, Alabama.

This conveyance is subject to the following:

1. Taxes for 1975 and subsequent years.
2. Restrictive covenants and conditions filed for record on June 28,
1974 in Misc. Book 8, Page 415.
3. 35 foot building set back line from Highway 119 and 40 foot set
back line from Monte Bello Lane.
4. 20 foot utility easement across north side of said lot as shown on
recorded map on said subdivision.
5. Transmission line permit to Alabama Power Company and Southern Bell
Telephone and Telegraph Company dated September 14, 1974 and re-
corded in Deed Book 280, Page 422, in said Probate Office.

\$37,800.00 of the consideration recited above was paid from the proceeds
of a mortgage loan closed simultaneously herewith.



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Shelby Cnty Judge of Probate, AL
07/17/1975 12:00:00AM FILED/CERT

INTO 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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances,

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

IN WITNESS WHEREOF, the said GRANTOR, by its President, LENORD L. MARTIN
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16 day of July 19 75
MARTIN & SONS, INC.

ATTEST:

Secretary

By Lenord L. Martin
LENORD L. MARTIN, President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, The undersigned
State, hereby certify that Lenord L. Martin
whose name as President of Martin & Sons, Inc.,
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged 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 July

Robert O. Driggers
Notary Public

My Commission Expires May 8, 1976

BOOK 293 PAGE 455

STATE OF ALA. SHELBY
COUNTY
I CERTIFY THIS
INSTRUMENT WAS FILED
1975 JUL 17 AM 9:16
Reed July 4, 1975
Consolidated
JUDGE OF PROBATE