

This instrument was prepared by

(Name)

(Address)

1593

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,

That in consideration of Thirty Seven Thousand, Nine Hundred and no/100-----

See Mtg 348 Page 619

to the undersigned grantor, Bardel Homes, 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

Kenneth B. Spencer and wife, Nancy B. Spencer

(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:

Lot 1, according to the map and survey of Navajo Pines, as recorded in Map Book
5, page 108, in the Probate Office of Shelby County, Alabama.

\$34,100.00 of the purchase price recited above, was paid from a mortgage loan
simultaneously herewith.

BOOK 294 PAGE 388

19750908000049000 1/1 \$.00
Shelby Cnty Judge of Probate, AL
09/08/1975 12:00:00AM FILED/CERT

STATE OF ALABAMA
I HEREBY CERTIFY THIS
INSTRUMENT WAS FILED
1975 SEP - 8 PM 12:29
Bardel Homes, Inc.
JUDGE OF PROBATE

TO 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,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28 day of August 19 75

ATTEST:

Bardel Homes, Inc.

By *Thomas M. Lester Jr. Pres.*
President

Secretary

STATE OF Alabama
COUNTY OF Jefferson }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that
whose name as the President of Bardel Homes, 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 28 day of August 1975

Teresa R. Fitzsimons
Notary Public