

This instrument was prepared by

(Name) Linda O. Moore

(Address) 2718 South 19th Place, Birmingham, Alabama 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One and no/100-----(\$1.00)-----Dollars

and the assumption of the hereinafter described mortgage.

to the undersigned grantor, Green Valley 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

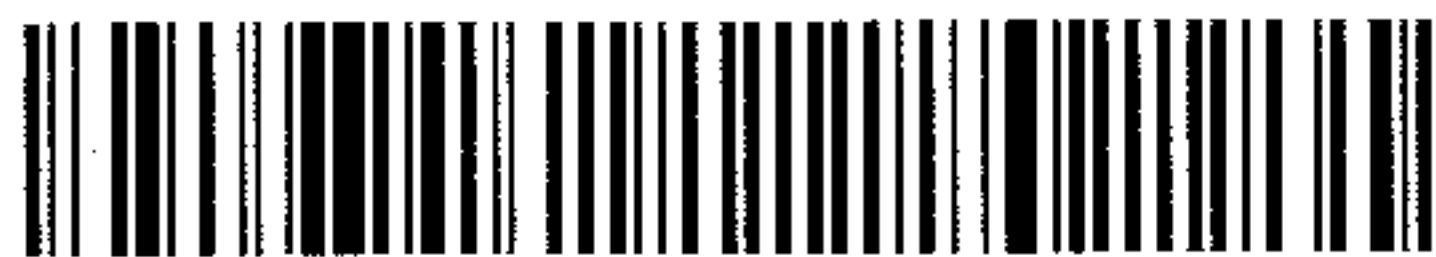
Harold R. Walker and wife, Frances J. Walker

(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:

Parts of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$ and the NE $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 23, Township 21 South,
Range 3 West, Shelby County, Alabama, said parts being more particularly
described as follows: Beginning at the northwest corner of the NW $\frac{1}{4}$ of NE $\frac{1}{4}$
of said section, run east along the north line of said section for a distance
of 256.07 feet, thence turn an angle to the right of 88 degree- 21 minutes and run
southerly for a distance of 286.26 feet, thence turn an angle to the right of
91 degree-00 minutes and run westerly for a distance of 831.00 feet, thence
turn an angle to the right of 90 degrees and run northerly for a distance of
295.58 feet to a point on the north line of said section, thence turn an angle
to the right of 90 degree- 39 minutes and run along the north line of said section
for a distance of 569.98 feet to the point of beginning.

As part of the consideration herein, the grantees agree to assume and pay
the unpaid balance of that certain mortgage to Farmers Homes Administration
recorded in Real Volume 339, Page 337, in the Probate Office of Shelby County,
Alabama.

Subject to existing easements, restrictions, rights of way, limitations,
set-back lines, if any, of record.



19760203000006850 1/1 \$.00
Shelby Cnty Judge of Probate, AL
02/03/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS
FILED
1976 FEB -3 PM

Conrad M. Jones
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, Leonard Hultquist, II
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3rd day of February 19 76

ATTEST:

By President

Secretary

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Leonard Hultquist, II
whose name as President of Green Valley 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 3rd day of

February
Linda O. Moore

