

This instrument was prepared by

(Name) Linda O. Moore

2845

(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)-----Dollar

and other good and valuable considerations

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:

All that part of the South 1/2 of NW 1/4 of NE 1/4 of Section 2, Township 21 South, Range 3 West, which lies West of the South Bound Tract of the L & N Railroad.

Begin at the NE corner of the South 1/2 of NE 1/4 of NW 1/4 of said Section 2, and run thence West to a point in center of Buck Creek; thence run in a Southwesterly direction along the meanderings of said Buck Creek to a point where the same intersects the South line of said NE 1/4 of NW 1/4 of Section 2; thence run East along the South line of said quarter quarter section to the point of beginning situated in Section 2, Township 21 South, Range 3, West.

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

BOOK 297 PAGE 310



19760301000017190 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/01/1976 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAR -1 AM 8:28
Need Noted
Carnegie
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 contingent 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

Chairman & Harold R. Walker

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 10th day of February, 1976

Green Valley Homes, Inc.

Chairman of the Board Secretary

By
Leonard Hultquist, II President

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, President, Harold R. Walker, Chairman 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 10th day of February 1976

Notary Public

MY COMMISSION EXPIRES JANUARY 24, 1977