

THIS INSTRUMENT PREPARED BY:

NAME: Dale Corley

ADDRESS: 2117 Magnolia Avenue

2836



19760301000017320 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
03/01/1976 12:00:00 AM FILED/CERT

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 Mtg 352-549

Forty-Six Thousand and no/100 -----Dollars

to the undersigned grantor, Trimm Building Corporation, Inc.  
a corporation, in hand paid by Phillip Ray Vines and wife, Shirley S. Vines  
the receipt whereof is acknowledged, the said Trimm Building Corporation, Inc.

does by these presents, grant, bargain, sell, and convey unto the said  
Phillip Ray Vines and wife, Shirley S. Vines  
as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 38, Block 1, according to the map of Cahaba Valley Estates, 6th  
Sector, as recorded in Map Book 6, Page 25, in the Probate Office of  
Shelby County, Alabama.

Subject to:

1. Current taxes.
2. 35' foot building line and 7 1/2' foot easement on rear as shown by recorded map.
3. Restrictions as recorded in Misc. Volume 8, Page 640, in the Probate Office of Shelby County, Alabama.
4. Right of Way to Southern Bell Telephone & Telegraph Company as recorded in Volume 291, Page 438 in said Probate Office.
5. Right of Way to Alabama Power Company as recorded in Volume 289, Page 876 and Volume 291, Page 391, in said Probate Office.
6. Mineral and mining rights and rights incident thereto recorded in Volume 294, Page 602 in said Probate Office.

\$35,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Phillip Ray Vines and wife, Shirley S. Vines 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 Trimm Building Corporation, Inc. does for itself, its successors and assigns, covenant with said Phillip Ray Vines and wife, Shirley S. Vines, 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 Phillip Ray Vines and wife, Shirley S. Vines, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Trimm Building Corporation, Inc.

signature by William H. Trimm has hereunto set its  
who is duly authorized, and has caused the same to be attested by its Secretary, its President,  
on this 27th day of February 1976.

ATTEST:

TRIMM BUILDING CORPORATION, INC.

Secretary.

By William H. Trimm  
President



*Colley & Hallock*

TO

CORPORATION

WARRANTY DEED

11.00  
4.00  
15.00

THIS FORM FURNISHED BY

ALABAMA TITLE COMPANY, INC.

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 William H. Trimm, whose name as President of the Trimm Building Corporation, 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 27th day of February 1976.

Notary Public

*Darlene*

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1976 MAR -1 PM 7:41

*Deed Feb 11<sup>th</sup>*

*Conrad McDaniel*  
JUDGE OF PROBATE



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