

This instrument was prepared by

(Name) Wallace, Ellis, Head & Fowler

3/83

(Address) Columbiana, Alabama

Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE THOUSAND DOLLARS (\$1,000.00) and other good and valuable consideration

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

Charles H. Thornburg, II and wife, Bridgett Thornburg

(herein referred to as GRANTEEES) 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, an undivided one-half interest in and to the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot No. 24 according to Map of the 1974 Addition of Shelby Shores, Phase II, as recorded in Map Book 6, page 33, in the Probate Office of Shelby County, Alabama. SUBJECT TO Restrictions as shown of record in the Probate Office of Shelby County, Alabama in Miscellaneous Book 9, page 579.

SUBJECT TO transmission line permits for Alabama Power Company and Southern Bell Telephone & Telegraph Company and subject to rights acquired by Alabama Power Company by deed recorded in said Probate Office in Deed Book 253, pages 116 and 120. Also except easements and reservations as shown on the above recorded plat.

It shall be permissible for a total of two houses to be constructed on said property provided said houses are separated by a distance of at least 40 feet. Said property may be divided into smaller parcels provided that a total of not more than two houses are constructed on the entire Lot 24 described above regardless of how divided, and provided further that each house shall be located on a parcel of land which is large enough to meet applicable rules, regulations and requirements as to size of lots as provided by Shelby County Planning Commission, Shelby County Health Department or other applicalbe agencies.



19760315000021430 1/1 \$.00
Shelby Cnty Judge of Probate, AL
03/15/1976 01:00:00 AM FILED/CERT

STATE OF ALABAMA SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAR 15 AM 11:31
Head of Sec
Clerk of Probate
JUDGE OF PROBATE

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, 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 GRANTEEES, 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 12th day of March, 1976.

ATTEST:

SHELBY SHORES, INC.

Lanice Brasher
Secretary

By

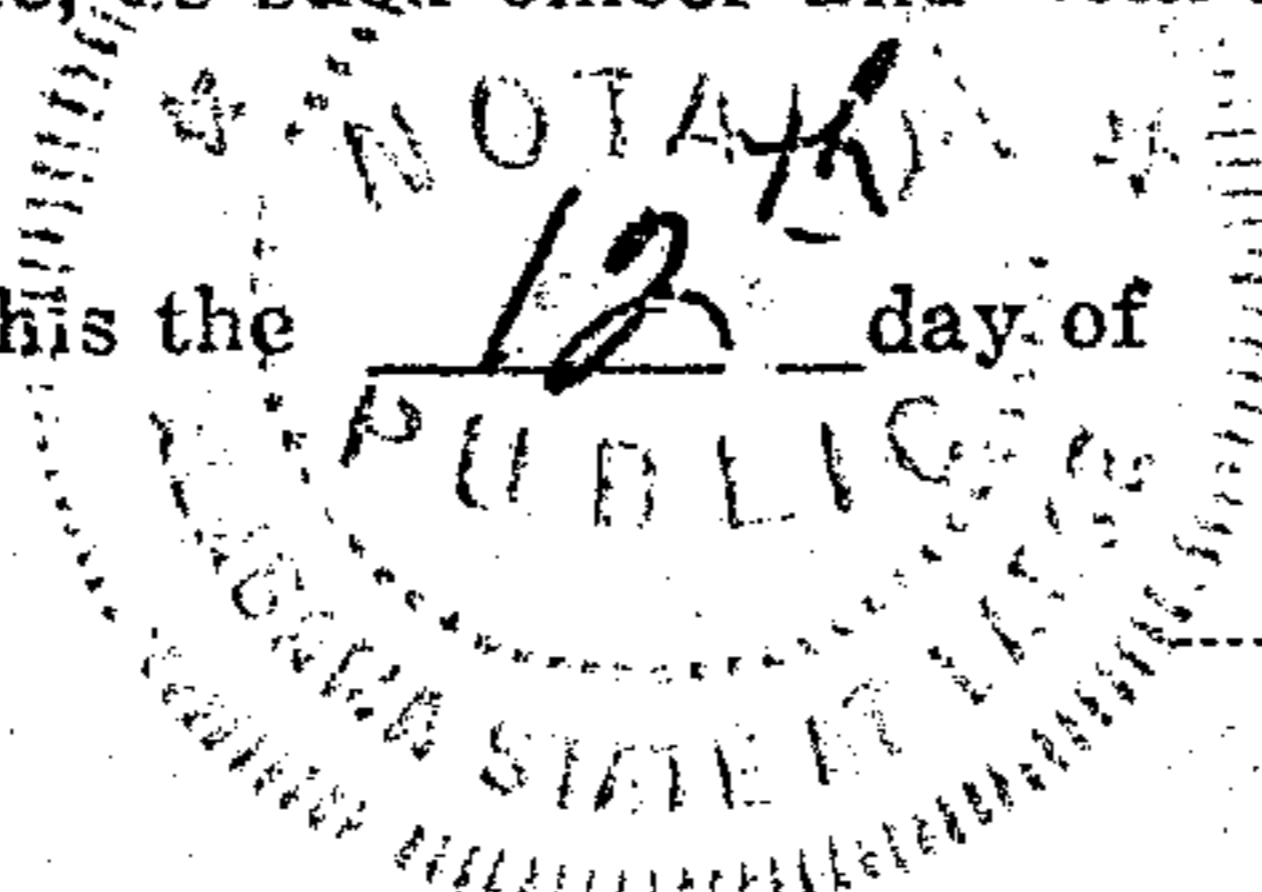
STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned
State, hereby certify that
whose name as Frank Ellis, Jr.
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,
President of Shelby Shores, Inc.

a Notary Public in and for said County in said

Given under my hand and official seal, this the 12th day of March

1976.



Betty J. Cox
Notary Public