

This instrument was prepared by

(Name) Larry L. Halcomb % SEIER & HALCOMB 4788

(Address) 3349 Montgomery Highway, Homewood, Alabama 35209

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 Colonial Building Corporation

to the undersigned grantor, 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

William M. Raye & Norma Kay Raye
(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:

Lot 54, according to the survey of Second Sector, Portsouth, as recorded in Map Book 6, page 37, in the Probate Office of Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

\$54,450.00 of the purchase price recited above
was paid from a mortgage loan closed simultaneously herewith.

BOOK 238 PAGE 431

19760503000039270 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/03/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAY -3 AM 9:15
Deed Jnl 650
Conrad M. Stuber
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, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Horace Walker Peerson III
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of April 19 76
COLONIAL BUILDING CORPORATION

ATTEST: Secretary
By Horace Walker Peerson III President

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, Larry L. Halcomb a Notary Public in and for said County in said
State, hereby certify that Horace Walker Peerson III
whose name as President of Colonial Building Corporation
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 29th day of April 19 76
Larry L. Halcomb Notary Public