

This instrument was prepared by

6371

(Name) William J. Wynn

(Address) 720 Massey Building, Birmingham, Alabama

Form 1-1-1 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 JEFFERSON

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of --Thirty-eight Thousand Five Hundred and no/100 (\$38,500.00) Dollars

See Mtg 355-739

to the undersigned grantor, Ward-Dow, 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

Harvey Lester Julian, Jr. and wife, Cheryl L. Julian

(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 4, Block 4, according to the Survey of Meadowview, First Sector, as recorded in Map Book 6, page 48 in the Probate Office of Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for the current tax year.
2. 35 foot building line and 10 foot easement on rear and south side as shown by recorded map.
3. Restrictions contained in Misc. Vol. 11, page 174, in the Probate Office of Shelby County, Alabama.
4. Easement to Ala. Power Co. recorded in Vol. 112, page 382; Vol. 126, page 174 and Vol. 151, page 96 in said Probate Office.
5. Easement to South Central Bell recorded in Vol. 292, page 623, in said Probate Office.

\$38,500.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.



19760629000059490 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
06/29/1976 12:00:00AM FILED/CERT

JUDGE OF PROBATE

Conrad M. Dow

1976 JUN 29 AM 8:58

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

See Mtg 355-739

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, Robert J. Dow who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of June 1976. WARD-DOW, INC.

ATTEST:

*[Signature]*

Secretary

By *[Signature]*  
Robert J. Dow President

STATE OF ALABAMA }  
COUNTY OF JEFFERSON }

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Robert J. Dow whose name as President of Ward-Dow, 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 25th day of June

1976.

*[Signature]*  
Notary Public