

This instrument was prepared by

(Name) Robert R. Sexton

(Address) 912 City Federal Building, Birmingham, 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 JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of --Forty-nine Thousand and no/100 (\$49,900.00)-----Dollars

See Mtg 356-91

to the undersigned grantor, H. Walker and Associates, 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

Merle John Morgan and wife, Patricia N. Morgan

(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 2, in Block 3 according to the Survey of Indian Valley, Sixth Sector, as recorded  
in Map Book 5, page 118, in the Office of the Judge of Probate of Shelby County,  
Alabama. Mineral and mining rights excepted.

Subject to:

1. Ad valorem taxes for the current tax year.
2. A 35 foot building set back line as shown by record plat.
3. Restrictions, conditions and limitations in Misc. Vol. 2, page 885 and  
amended in Misc. Vol. 9, page 143.
4. Easements to Ala. Power Co. in Deed Book 107, page 121 and Deed Book 104,  
page 213.

\$39,900.00 of the purchase price recited above was paid from mortgage loan closed  
simultaneously herewith.

19760708000063270 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
07/08/1976 12:00:00AM FILED/CERT

STATE OF ALABAMA, SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1976 JUL -8 AM 8:39  
Deed Book 100  
Carroll H. Walker  
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 con-  
tingent 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 encum-  
brances, 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, Harold R. Walker  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 2nd day of July 19 76.

H. WALKER AND ASSOCIATES, INC.

ATTEST:

By Harold R. Walker  
Harold R. Walker President

Secretary

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said  
State, hereby certify that Harold R. Walker  
whose name as President of H. Walker and Associates, 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 2nd day of July 19 76.

Linda M. Walker  
Notary Public