

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203



19760819000079370 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/19/1976 12:00:00 AM FILED/CERT

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Forty Seven Thousand Five Hundred and no/100-----Dollars

to the undersigned grantor, Burnett Building Service, Inc.
a corporation, in hand paid by Robert F. Steading and Jane Steading, his wife
the receipt whereof is acknowledged, the said

Burnett Building Service, Inc.
does by these presents, grant, bargain, sell, and convey unto the said

Robert F. Steading and Jane Steading
as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 15, according to the Survey of VALLEY FORGE, as recorded in Map Book 6, Page 60,
in the Probate Office of Shelby County, Alabama.
Situated in the Town of Alabaster, Shelby County, Alabama.

- SUBJECT TO:
- (1) Current Taxes.
 - (2) Restrictive covenants and conditions filed for record on Sept. 23, 1975, in Misc. Book 12, Page 756.
 - (3) 50-foot building set back line from Independence Drive.
 - (4) 10-foot utility easement over East Side of said lot as shown on recorded map of subdivision.
 - (5) Permit to South Central Bell Telephone Company dated July 10, 1975, and recorded in Deed Book 294, Page 582, in Probate Office.

\$38,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Robert F. Steading and Jane Steading, his wife
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 Burnett Building Service, Inc. does for itself, its successors
and assigns, covenant with said Robert F. Steading and Jane Steading, 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 Robert F. Steading and Jane Steading, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Burnett Building Service, Inc.

signature by Marvin Burnett has hereunto set its
who is duly authorized, and has caused the same to be attested by its Secretary, its President,
on this 16th day of August, 1976.
Burnett Building Service, Inc.

ATTEST:

Secretary.

By Marvin Burnett
Marvin Burnett Vice President

GUARANTY SVCS IN ASSY
2012 SECOND AVENUE NORTH
BIRMINGHAM ALA.

TO

CORPORATION

WARRANTY DEED

950
300
100
1350

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 Marvin Burnett, whose name as President of the Burnett Building Service, 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 16th day of August, 1976.

Laed Thompson
Notary Public

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

20:6 AM 61 908 9261

Laed Thompson
JUDGE OF PROBATE



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GUARANTY SVCS IN
2012 SECOND AVENUE NORTH
BIRMINGHAM ALA.

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