

NAME: William H. Halbrooks

8352

19760908000085960 1/2 \$.00
Shelby Cnty Judge of Probate, AL
09/08/1976 12:00:00AM FILED/CERT

ADDRESS: 2117 Magnolia Avenue

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

Jefferson COUNTY;

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

Fifty-Eight Thousand Nine Hundred and no/100 -----Dollars

to the undersigned grantor, Scott & Williams Co., Inc.
a corporation, in hand paid by Gregory B. Neely and wife, Sharon G. Neely
the receipt whereof is acknowledged, the said Scott & Williams Co., Inc.

does by these presents, grant, bargain, sell, and convey unto the said

Gregory B. Neely and wife, Sharon G. Neely

as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 1, Block 1, according to Tahoe Timbers First Sector, as
recorded in Map Book 6, Page 73, in the Probate Office of
Shelby County, Alabama.

Subject to:

1. Current taxes.
2. Easement and building line as shown by recorded map.
3. Agreement relating to water systems recorded in Volume 229, Page 112 in the Probate Office of Shelby County, Alabama.
4. Right of way to Alabama Power Company recorded in Volume 179, Page 380 and Volume 234, Page 657, in said Probate Office.

\$53,000.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Gregory B. Neely and wife, Sharon G. Neely
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 Scott & Williams Co., Inc. does for itself, its successors
and assigns, covenant with said Gregory B. Neely and wife, Sharon G. Neely, 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 Gregory B. Neely and wife, Sharon G. Neely, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said Scott & Williams Co., Inc.

signature by A. C. Scott

has hereunto set its
its President,

who is duly authorized, and has caused the same to be attested by its Secretary,
on this 1st day of September 1976.

SCOTT & WILLIAMS CO., INC.

ATTEST:

By

Secretary.

Vice President

BOOK 300 PAGE 748

Scott and William Co., Inc.

TO

Gregory B. Neely and wife,

Sharon G. Neely

CORPORATION

WARRANTY DEED

H 503

JEFFERSON FEDERAL

HOMWOOD BRANCH

1900 - 25th Avenue, SE,
HOMWOOD, AL 35229

6.00

3.00

1.00

10.00

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 A. C. Scott, whose name as President of the Scott & Williams Co., 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 1st day of September 1976.

William H. Halbrook
Notary Public

BOOK 300 PAGE 749

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

1976 SEP -8 AM 11:08
JES 9261

Deed Book 60

Consolidated

JUDGE OF PROBATE

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Shelby Title