

This instrument was prepared by

(Name) SLOAN Y. BASHINSKY, II, ATTORNEY AT LAW

9316

(Address) 503 City Federal Building; Birmingham, AL 35203

CORPORATION FORM WARRANTY DEED. JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-six Thousand Four Hundred Twenty-five and no/100-----DOLLARS (\$66,425.00)

to the undersigned grantor, Johnson-Rast & Hays Company 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

Thomas Allen Dudley and wife, I. Elizabeth Dudley

(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 39, according to the Amended map of Riverchase West, Dividing Ridge, as recorded in Map Book 6, page 108, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$40,000.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.



19770603000054030 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/03/1977 12:00:00AM FILED/CERT

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

1977 JUN -3

AM 10:01

Recd tax 26 50

Rec 1 50

Ind. 1 00

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

29 00

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,

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 E. Reed who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of May 1977.

ATTEST:

JOHNSON-RAST & HAYS COMPANY

By Robert E. Reed, President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned Robert E. Reed a Notary Public in and for said County in said State, hereby certify that Robert E. Reed whose name as President of Johnson-Rast & Hays 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 27th day of May

1977.

Mary D. Clayton
Notary Public