

This instrument was prepared by

492

(Name) W. L. Longshore, Jr., Attorney at Law

(Address) 423 Frank Nelson Building-Birmingham, Alabama 35203

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 SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Thirty Five Thousand Nine Hundred and no/100---(\$35,900.00)--Dollars.

to the undersigned grantor, COUNTRY DEVELOPMENT CORPORATION, an Alabama Corporation 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

Jackson C. Ward and Jean E. Ward

(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.

Lots 7 and 8, in Block 93, according to J. H. Dunstan's Map of the Town of Calera, Situated in the Town of Calera, Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$33,950.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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19771021000112950 1/1 \$.00
Shelby Cnty Judge of Probate, AL
10/21/1977 12:00:00AM FILED/CERT

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, Joseph Carrier who is authorized to execute this conveyance, has hereto set its signature and seal, this the 19th day of October 19 77

ATTEST: COUNTRY DEVELOPMENT CORPORATION, an Alabama Corporation

STATE OF ALA. Corporation

I CERTIFY

By

Secretary

Joseph Carrier

Vice-President

1977 OCT 21 AM 9:55

STATE OF ALABAMA
COUNTY OF JEFFERSON

Norman L. Colburn
JUDGE OF PROBATE

Rec. - 2.00
1.50
1.00
4.50
County 370-691

I, the undersigned State, hereby certify that Joseph Carrier whose name as Vice-President of Country Development Corporation, an Alabama Corporation 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 19th day of October 1977

Norman L. Colburn
Notary Public

City Federal S & L
City Federal Building
2030 SECOND AVENUE, NORTH
BIRMINGHAM ALABAMA 35203