

15121
THIS INSTRUMENT PREPARED BY:

Harold R. Walker

2718 South 19th Place
Birmingham, Alabama 35209

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama }
JEFFERSON COUNTY }

That in consideration of Ten and No/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEE(S) herein, the receipt whereof is acknowledged we,

Harold R. Walker and wife, Frances J. Walker

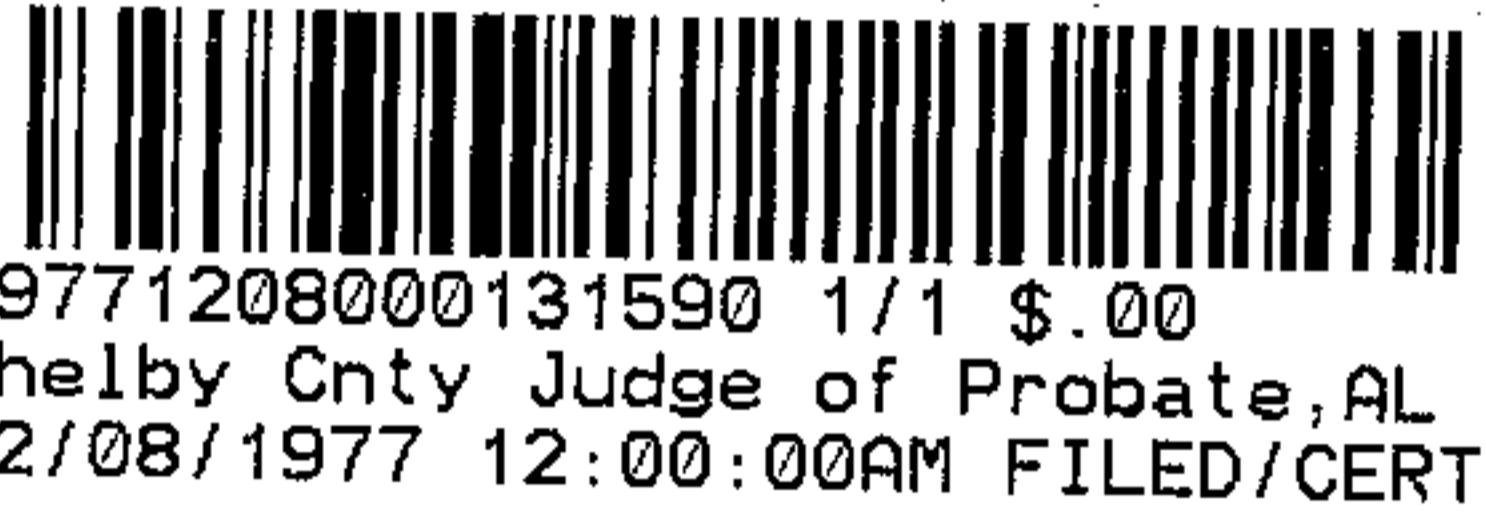
(herein referred to as grantors) do grant, bargain, sell and convey unto Royal Development, Inc.

(herein referred to as GRANTEE(S) 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:

The Northeast 1/4 of the Northwest 1/4 of Section 2, Township 20 South, Range 3 West, situated in Shelby County, Alabama.

Less and except, Lots 4, 14, 15, 16, and 17, according to the survey of Royal Oaks, 1st Sector, as recorded in Map Book 7, Page 17, in the Probate Office of Shelby County, Alabama.



19771208000131590 1/1 \$0.00
Shelby Cnty Judge of Probate, AL
12/08/1977 12:00:00AM FILED/CERT

BOOK 300 PAGE 280

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
DEED HAS BEEN

Dec 10 1977
1977 DEC - 8 PM 1:12

John A. Bowden, Jr.
JUDGE OF PROBATE

ITS SUCCESSORS AND ASSIGNS

TO HAVE AND TO HOLD, to the said GRANTEE(S) 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 I (we) do, for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S), their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEE(S), their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand and seal, this 16th day of November, 1977.

WITNESS:

State of ALABAMA }
JEFFERSON COUNTY }

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Harold R. Walker and Frances J. Walker, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 16th day of November, 1977.

A. D. 1977

Debra Lynn Rogers nee Bennett