

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

Know All Men By These Presents,

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

to the undersigned grantor or grantors in hand paid by the GRANTEES 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 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:

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

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
Ad. J. A. 100
1977 DEC -8 PM 1:12

Judge of Probate

ITS SUCCESSORS AND ASSIGNS

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 I (we) do, for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 GRANTEES, 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:

Harold R. Walker

Frances J. Walker

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgement

I, the undersigned
hereby certify that Harold R. Walker and Frances J. Walker
whose name & are signed to the foregoing conveyance, and who
me on this day, that, being informed of the contents of the conveyance
on the day the same bears date.

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

Notary Public