

This instrument prepared by

(Name) Doris T. Trimm

(Address) 1660 Montgomery Highway Birmingham, Alabama 35216

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY EIGHT THOUSAND NINE HUNDRED and NO/100-----Dollars
(58,900.00)

to the undersigned grantor, Trimm Construction Company, Inc. a corporation.
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

William H. Bruser & wife Margaret R. Bruser

(herein referred to as GRANTEEES) 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

Lot 12 Block 1, according to the survey of Cahaba Valley Estates, Seventh Sector, as recorded in Map Book 6, Page 82, in the Probate Office of Shelby County, Alabama.

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



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Shelby Cnty Judge of Probate, AL
01/16/1978 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, William H. Trimm who is authorized to execute this conveyance, has hereto set its signature and seal, this the 15 day of Sept 1977

ATTEST:

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

1378 JAN 16 AM 10:52

STATE OF Alabama
COUNTY OF Shelby

Thomas A. Bruser, Jr.
JUDGE OF PROBATE

Trimm Construction Company, Inc.

By William H. Trimm
President

Deed 59.00
Rec. 1.50
Died. 1.00
61.50

a Notary Public in and for said County in said

I, the undersigned State, hereby certify that William H. Trimm whose name as President of Trimm Construction Company, Inc. 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 15 day of Sept 19 77

Notary Public

William H. Bruser
648 Cross Creek Trail
Fulham Ala. 35124