

This instrument was prepared by

(Name) Harold Goings

(Address) 2117 Magnolia Avenue 7081

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-Five Thousand Five Hundred and no/100 -----Dollars

to the undersigned grantor, Denman Construction Company, Inc. 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

Calvin Dawson Nelson and wife, Molly Plott Nelson

(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 12 according to the map of Indian Valley, Third
Sector as recorded in Map Book 5, Page 97 in the
Probate Office of Shelby County, Alabama. Mineral
and mining rights excepted.

Subject to easements and restrictions of record.

\$52,400.00 of the purchase price recited above was paid from
a mortgage loan closed simultaneously herewith.



19780131000012380 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/31/1978 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 con-
tingent 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 encum-
brances,

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, Henry C. Denman, Jr.
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of January 19 78

ATTEST:

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

DENMAN CONSTRUCTION COMPANY, INC.

STATE OF Alabama
COUNTY OF Jefferson

1978 JAN 31 AM 9:31

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

By Henry C. Denman, Jr. President
Deed 13.50
Rec. 1.50
Ind. 11.00
16.00
Sec mty. 374-

I, the undersigned
State, hereby certify that Henry C. Denman, Jr.
whose name as President of Denman 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 27th day of January 1978

Notary Public