

THIS INSTRUMENT PREPARED BY:

663

NAME: Jack R. Thompson, Jr.
2220 Highland Avenue
ADDRESS: Birmingham, Alabama

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of Fifty one thousand nine hundred and no/100-----Dollars

to the undersigned grantor, Cornerstone Properties, Inc.
a corporation, in hand paid by Thomas W. Roberts and wife, Linda P. Roberts
the receipt whereof is acknowledged, the said Cornerstone Properties, Inc.

does by these presents, grant, bargain, sell, and convey unto the said Thomas W. Roberts and wife, Linda P. Roberts

as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 42, Block 1, according to the survey of Southwind, Second Sector, recorded in Map
Book 6, page 106, in the Probate Office of Shelby County, Alabama

SUBJECT TO: (1) Current taxes (2) 35 foot building line, 20 foot easement on rear as
shown by recorded map (3) Right of way to Alabama Power Company recorded in
Volume 302, page 78, in the Probate Office of Shelby County, Alabama (4) Restrictions
recorded in Misc. Vol. 16, page 673, and Misc. Vol. 17, page 397, in said Probate
Office (5) Agreement to Alabama Power Company recorded in Misc. Volume 17, page
394, in said Probate Office

\$39,500.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

19780420000047750 1/2 \$.00
Shelby Cnty Judge of Probate, AL
04/20/1978 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD Unto the said Thomas W. Roberts and wife, Linda P. Roberts
as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to
this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the
grantees herein), in the event one grantee herein survives the other, the entire interest in fee simple shall pass to
the surviving grantee, and if one grantee does not survive the other, then the heirs and assigns of the grantees herein
shall take as tenants in common.

And said Cornerstone Properties, Inc. does for itself, its successors
and assigns, covenant with said Thomas W. Roberts and wife, Linda P. Roberts and their
heirs and assigns, that it 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 Thomas W. Roberts and wife, Linda P. Roberts and their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

Cornerstone Properties, Inc. has hereunto set its
signature by Donald M. Acton its President,
who is duly authorized, and has caused the same to be attested by its Secretary,
on this 17th day of April, 1978.

ATTEST:

Cornerstone Properties Inc.
By Donald M. Acton
Vice President

JEFFERSON FEDERAL SAVINGS & LOAN ASSOCIATION

JEFFERSON FEDERAL BUILDING

215 NORTH 21ST STREET

BIRMINGHAM, ALABAMA 35203

Cornerstone Properties, Inc.

TO

Thomas M. Acton, President

Donald M. Acton

CORPORATION

WARRANTY DEED

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Shelby County

Notary Seal

JEFFERSON FEDERAL SAVINGS
215 N.O. 21st STREET
BIRMINGHAM, ALABAMA 35203

ALABAMA TITLE COMPANY, INC.

THIS FORM FURNISHED BY

615 No. 21st Street Birmingham, Ala.

State of Alabama
JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that *Donald M. Acton* whose name as President of the *Cornerstone Properties, Inc.* a corporation, is signed to the foregoing conveyance. and who is known to me, acknowledge 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 17th day of April, 1978.

Thomas M. Acton
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1978 APR 20 AM 9:03

Thomas A. Smathers, Jr.
JUDGE OF PROBATE

Deed Tax - 12.50
Rec. - 3.00
1.00
16.50

Deed No. 377-73

19780420000047750 2/2 \$.00
Shelby Cnty Judge of Probate, AL
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