

THIS INSTRUMENT PREPARED BY:

NAME: James J. Odom, Jr.
620 North 22nd Street
ADDRESS: Birmingham, Alabama 35203

CORPORATION WARRANTY DEED
JOINT WITH SURVIVORSHIP

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

State of Alabama

SHELBY COUNTY;



19780530000067200 1/2 \$.00
Shelby Cnty Judge of Probate, AL
05/30/1978 12:00:00AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Fifty-two Thousand, Five Hundred and no/100 Dollars
to the undersigned grantor, Roy Martin Construction, Inc.
a corporation, in hand paid by Samuel Craig Allinder and Sandra Glover Allinder,
the receipt whereof is acknowledged, the said

Roy Martin Construction, Inc.
does by these presents, grant, bargain, sell, and convey unto the said
Samuel Craig Allinder and Sandra Glover Allinder,
as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 4, according to the Survey of Scottsdale - First Addition, as recorded in Map Book 7,
Page 14, in the Office of the Judge of Probate of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO: 1) Current taxes; 2) 35-foot building set back line from Scottsdale Drive;
3) Utility easements as shown on recorded map of said subdivision; 4) Pipeline easements to
Southern Natural Gas Company dated July 16, 1929, in Deed Book 90, Page 60; dated August
28, 1958, recorded in Deed Book 195, Page 402, in Probate Office; 5) Transmission line
permits to Alabama Power Co. recorded in Deed Book 164, Page 171; in Deed Book 216,
Page 104, and in Deed Book 245, Page 108, in Probate Office; 6) Permit to South Central
Bell Telephone Co. dated Nov. 19, 1974, recorded in Deed Book 289, Page 890, in Probate
Office; 7) Restrictive covenants and conditions recorded in Misc. Book 22, Page 338, in
Probate Office; 8) Permit to Alabama Power Co. and South Central Bell, recorded in Deed
Book 310, Page 219, in Probate Office.

The architectural committee has approved the plans for the construction of the house conveyed
hereby in accordance with Para. 11 of the Restrictive Covenants recorded in Misc. Book 22,
page 338.

\$47,250.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Samuel Craig Allinder and Sandra Glover Allinder,
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 Roy Martin Construction, Inc. does for itself, its successors
and assigns, covenant with said Samuel Craig Allinder and Sandra Glover Allinder, 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

Samuel Craig Allinder and Sandra Glover Allinder, their
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

ROY MARTIN CONSTRUCTION, INC. has hereunto set its
signature by Roy L. Martin, its President,
who is duly authorized, and has caused the same to be attested by its Secretary,
on this 26th day of May, 1978.

ATTEST:

ROY MARTIN CONSTRUCTION, INC.

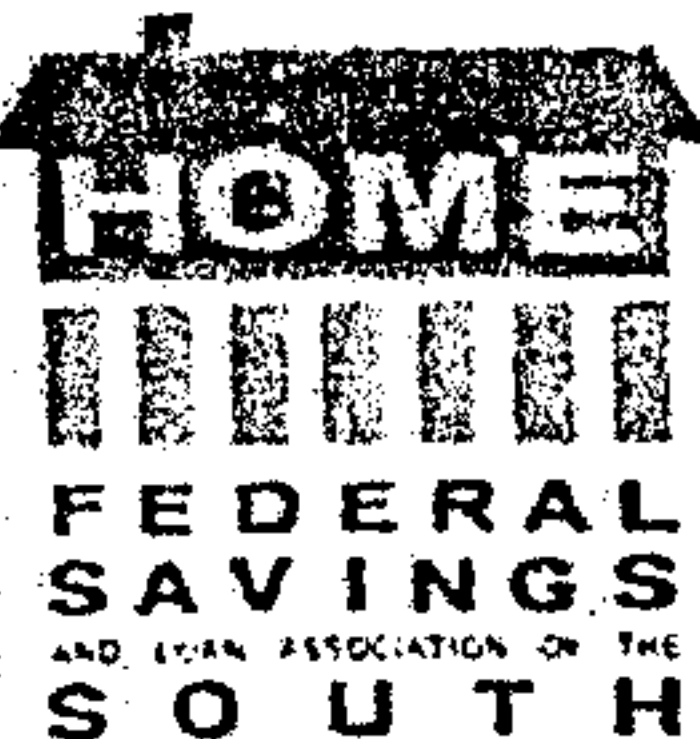
By Roy L. Martin, President

Secretary.

BROOKWOOD OFFICE

HOME FEDERAL SAVINGS

AND LOAN ASSOCIATION OF THE SOUTH
311 BROOKWOOD BOULEVARD • BIRMINGHAM, ALABAMA 35209



BOOK 312 PAGE 216
FILED
5/11 BR
BIRMINGHAM, ALA.

TO

CORPORATION

WARRANTY DEED

THIS FORM FURNISHED BY
ALABAMA TITLE COMPANY, INC.

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 Roy L. Martin, whose name as President of the Roy Martin Construction, 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 26th day of May, 1978.

James Blom
Notary Public

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1978 MAY 30 AM 9:37

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

Need tax 5.50
Rec. 300
100
9.50

Secnty. 378-608

19780530000067200 2/2 \$.00
Shelby Cnty Judge of Probate, AL
05/30/1978 12:00:00AM FILED/CERT

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