

This instrument was prepared by

199

(Name)

(Address)

William H. Halbrook
2117 Mayday Avenue, Birmingham, AL 35205

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 Fifty Thousand Four Hundred and No/100-----Dollars

to the undersigned grantor, Scott & Williams Co., 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

David A. Greenwood and wife, Toula S. Greenwood

(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 36, 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. Taxes for the current year.
2. 35 foot building setback line from Henry Drive.
3. Utility easements as shown on recorded map of said subdivision.
4. Restrictive covenants and conditions filed for record in Misc. Book 22, Page 338, in said Probate Office.
5. Pipe line easements to Southern Natural Gas Co. dated July 16, 1929, recorded in Deed Book 90, Page 60, and dated Aug. 28, 1958, recorded in Deed Book 195, Page 402, in said Probate Office.
6. Transmission line permits to Alabama Power Co. recorded in Deed Book 164, Page 171; Deed Book 216, Page 104, and Deed Book 245, Page 108, in said Probate Office.
7. Permit to South Central Bell Telephone dated Nov. 19, 1974, recorded in Deed Book 289, Page 890, in said Probate Office.
8. Permit to Alabama Power Co. and South Central Bell, recorded in Deed Book 310, Page 219, in said Probate Office.

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Shelby Cnty Judge of Probate, AL
08/04/1978 12:00:00AM FILED/CERT

\$40,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, A. C. Scott who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of July 19 78.

ATTEST:

SCOTT & WILLIAMS CO., INC.

By

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

NOTED AUG -4 AM 8:55

Recd 1050
Rec 150
100

See mtg. 381-346

I, the undersigned, A. C. Scott, whose name as President of Scott & Williams Co., 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,

1300 a Notary Public in and for said County in said

Given under my hand and official seal, this the 31st day of

July

19 78.

William H. Halbrook
Notary Public

Jeff. L. & L. Assoc. (Hoover)
1604 Monty Hwy.
Bham Ala. 35216