(Address)..

915 Frank Nelson Building, Birmingham, AL 35203

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of

Seventy Seven Thousand Five Hundred & no/100 (\$77,500.00)

Natter Properties, Inc. a corporation, to the undersigned grantor. (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

Samuel Lee / Shepard and wife, Susan L. Shepard

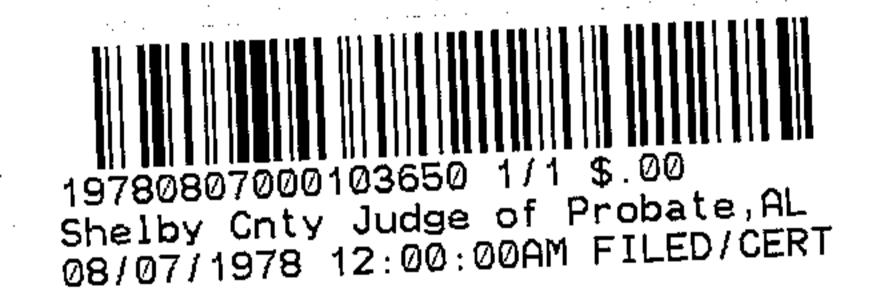
(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, Shelby County, Alabama: situated in

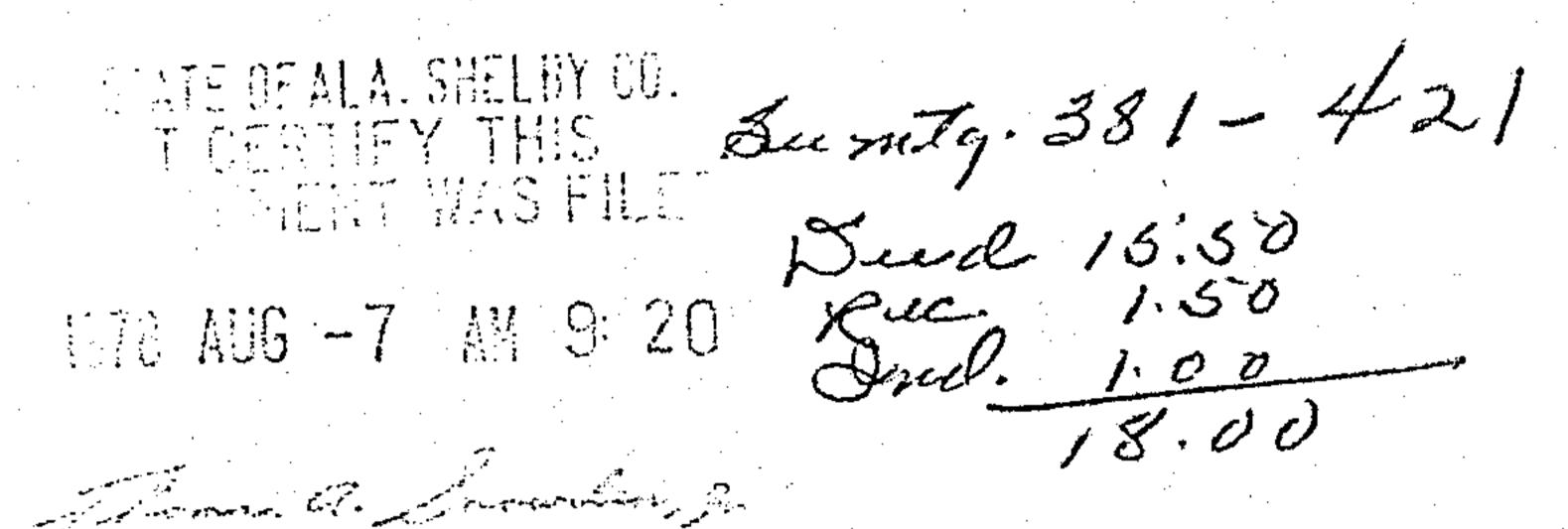
Lot 36, according to the survey of Riverchase West Dividing Ridge, First Addition, as recorded in Map Book 7, page 3, in the Probate Office of Shelby County, Alabama.

Subject to:

- I. Taxes due in the year 1978 which are a lien but not due and payable until October 1, 1978.
- 2. 10 foot easement on northeast as shown by recorded map.
- 3. Restrictions recorded in Volume 21, page 392, in the Probate Office of Shelby County, Alabama, and Misc. Volume 14, page 536, and Misc. Volume 17, page 550.
- 4. Agreement to Alabama Power Company recorded in Volume 21, page 393, in said Probate Office.

\$62,000.00 of the above recited purchase price was paid by 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, Patrick J. Natter ¹⁹ 78. who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of

NATTER PROPERTIES, INC.

President

STATE OF Alabama COUNTY OF Tefferson

John T. Natter

a Notary Public in and for said County in said

State, hereby certify that

Patrick J. Natter

Secretary

President of Natter Properties, Inc. whose name as 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,

28th day of Given under my hand and official seal, this the

July

Durt Fed. Dav. Low 2030 - 1st auc. No. Bh. 25772

MO-

BOOK

ATTEST: