

460
This instrument was prepared by

(Name) Danny C. Lockhart, Attorney at Law

Jefferson Land Title Service Co., Inc.

(Address) 115 Crabapple Lane, Birmingham, Alabama 35214

AGENTS FOR
Mississippi Valley Title Insurance Company

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

STATE OF ALABAMA

COUNTY OF Jefferson

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighteen thousand and no/100-----

to the undersigned grantor, Leo James Builders, 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

William M. Smith and Sonja Smith

(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.

Lot 77, according to Survey of Meadow Brook, Second Sector, First Phase,
as Recorded in Map Book 7, Page 65, in the Probate Office of Shelby County,
Alabama. Situated in Shelby County, Alabama.

Subject to:

1. Advalorem taxes due and payable October 1, 1978.
2. Easements, exceptions, reservations and restrictions of record, if any.



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Shelby Cnty Judge of Probate, AL
08/10/1978 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, Leo James
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 20th day of July 1978
Leo James Builders, Inc.

ATTEST:

Deed 18.00
Rec. 1.50
Ind. 1.00
20.50

STATE OF ALA. SHELBY CO.

CERTIFY THIS

DEED WAS FILED

By

Secretary

20 AUG 10 AM 8:06

JUDGE OF PROBATE

STATE OF Alabama }
COUNTY OF Jefferson

I, the undersigned
State, hereby certify that Leo James
whose name as President of Leo James Builders, 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 20th day of July 1978

FORM ALA-33

William M. Smith
715 Crabapple Lane

Notary Public