

THIS INSTRUMENT PREPARED BY:

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

19780824000113330 1/2 \$.00  
Shelby Cnty Judge of Probate, AL  
08/24/1978 12:00:00AM FILED/CERT

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-two Thousand, Nine Hundred and no/100 Dollars

to the undersigned grantor, Langston & Griffin Construction, Inc.,  
a corporation, in hand paid by Perry W. Ogletree and Wanda W. Ogletree  
the receipt whereof is acknowledged, the said  
Langston & Griffin Construction, Inc.

does by these presents, grant, bargain, sell, and convey unto the said  
Perry W. Ogletree and Wanda W. Ogletree  
as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 15, 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.  
Situating in Shelby County, Alabama.

SUBJECT TO: 1) Current taxes; 2) 35-foot building set back line from Henry Drive; 3) Utility  
easements as shown on recorded map of said subdivision; 4) Pipe Line easements to Southern  
Natural Gas Company dated July 16, 1929, and recorded in Deed Book 90, Page 60, and dated  
August 28, 1958, recorded in Deed Book 195, Page 402, in Probate Office; 5) Transmission  
line permits to Alabama Power Company 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 filed for record in Misc. Book 22, Page 33  
in Probate Office; 8) Permit to Alabama Power Company and South Central Bell, recorded in  
Deed Book 310, Page 219, in Probate Office.

\$50,000.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Perry W. Ogletree and Wanda W. Ogletree  
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 Langston & Griffin Construction, Inc. does for itself, its successors  
and assigns, covenant with said Perry W. Ogletree and Wanda W. Ogletree, 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

Perry W. Ogletree and Wanda W. Ogletree, their  
heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

Langston & Griffin Construction Inc. has hereunto set its  
signature by Charles L. Langston, its President,  
who is duly authorized, and has caused the same to be attested by its Secretary,  
on this 22nd day of August, 1978.

ATTEST:

Secretary.

LANGSTON & GRIFFIN CONSTRUCTION  
INC.  
By Charles L. Langston  
Charles L. Langston Vice President

ODOM, MAY & DEBUYS

ALABAMA PROFESSIONAL ASSOCIATION



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 Charles L. Langston, whose name as President of the Langston & Griffin 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 22nd day of August, 1978.

*Lorine S. Cantrell*  
Notary Public  
SHELBY COUNTY, ALABAMA

SHELBY CO. JUDGE OF PROBATE  
CERTIFY THIS DOCUMENT WAS FILED  
AUG 24 AM 8:28  
JUDGE OF PROBATE

See Mtg 382-147  
Deed tax - 3.00  
Rec. 3.00  
Ind. 1.00  
7.00

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