THIS INSTRUMENT PREPARED BY:

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

CORPORATION WARRANTY DEED JOINT WITH SUPVIVORSHIP

Alabama Title Co., Inc.

346

BIRMINGHAM, ALA.

State of Alabama

SHELBY

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COUNTY:

19780828000115350 1/2 \$.00 Shelby Cnty Judge of Probate, AL

08/28/1978 12:00:00AM FILED/CERT

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

Forty-six Thousand, Five Hundred and no/100 Dollars

Roy Martin Construction, Inc.

to the undersigned grantor, Roy Martin Construction, Inc. Richard P. Bunch and Suzette M. Bunch a corporation, in hand paid by the receipt whereof is acknowledged, the said

does by these presents, grant, bargain, sell, and convey unto the said

Richard P. Bunch and Suzette M. Bunch

as joint tenants, with right of survivorship, the following described real estate, situated in

County, Alabama, to-wit: Shelby

Commence at a point on the dividing line of the SW4 of Section 15, Township 20 South, Range 3 West, in the Town of Helena, Alabama, County of Shelby, 1192.0 feet South of the Morthwest corner of said East half of the SW4; thence South along said 4-4 line 262.0 feet to a point; thence 90 deg. 50 min. to the left and parallel with the street right of way 1 line of 3rd Avenue 180.24 feet to the point of beginning of the property being described; Thence continue along last described course 298.54 feet to a point; thence 92 deg. 49 min. to the left 228.45 feet to a point on the South right of way line of 3rd Avenue; thence 87 deg. 11 min. to the left and Westwardly along said Southright of way line of said 3rd Avenue 294.29 feet to a point; thence 91 deg. 45 min. to the left 228.28 feet to the point of beginning.

SUBJECT TO: 1) Current taxes; 2) Right of way easement of undetermined width for overhead telephone lines as shown on the plat and easement for sanitary sewer along the east edge of property and fence lines and other matters as shown on survey of Joseph E. Conn, Jr., dated October 31, 1977.

\$38,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herwith.

TO HAVE AND TO HOLD Unto the said Richard P. Bunch and Suzette M. Bunch 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 Richard P. Bunch and Suzette M. Bunch, their helrs 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

Richard P. Bunch and Suzette M. Bunch, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

has hereunto set its ROY MARTIN CONSTRUCTION, INC. President, signature by Roy L. Martin who is duly authorized, and has xeused the same doxbe attested by its Secretary. on this 25th day of August, 1978.

ATTEST:

ROY MARTIN CONSTRUCTION, INC.

By Roy L. Martin, Wee President

Secretary.

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		ALABAMA TITLE COMPANY, INC.

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State of Alabama

JEFFERSON

COUNTY;

, a Notary Public in and for said the undersigned county in said state, hereby certify that Roy L. Martin President of the Roy Martin Construction, Inc. whose name as 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.

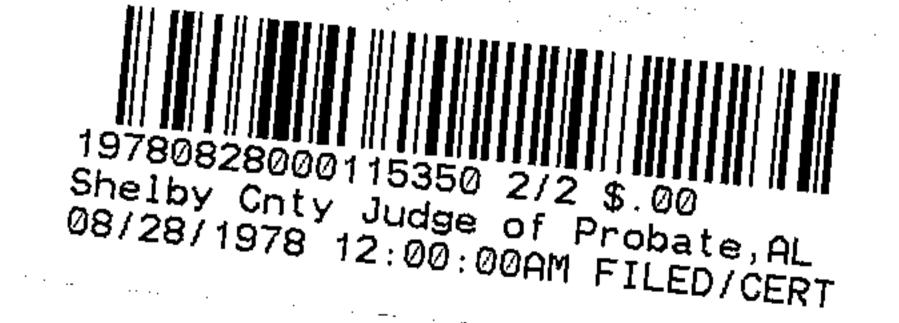
Given under my hand and official seal, this the 25th day of

Notary Public

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MUDRE OF PRODUCE

August, 1978.



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