

This instrument was prepared by

98

(Name) Frank Haynie

(Address) Bham, Ala.

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 Ninety Three Thousand five hundred and no/100-----

to the undersigned grantor, Frank Haynie Homebuilders, 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 Frank Ballard and Linda Carole Ballard

(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 37, according to the map and survey of Shadowbrook, as recorded in Map Book 6,  
page 102, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

\$63,500.00 of the purchase price recited above paid from a loan closed simultaneously  
herewith.

37-014

19790205000014360 1/1 \$.00  
Shelby Cnty Judge of Probate, AL  
02/05/1979 12:00:00AM FILED/CERT

RECEIVED  
FEB 15 AM 8:17

Deed 30.00 County 387-940  
Recd 1.50  
Total 32.50

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, Frank Haynie  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22 day of Jan 19 79

ATTEST:

By Frank Haynie  
President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said  
State, hereby certify that Frank Haynie  
whose name as President of Frank Haynie Homebuilders, 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 22 day of January 19 79

NOTARY PUBLIC  
KAREN C. HARRIS  
Notary Public

Jacobson 4-A  
P.O. Box