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Shelby Cnty Judge of Probate, AL
02/07/1979 12:00:00AM FILED/CERT

This instrument was prepared by

(Name) W.J. Wynn

REAL 1692 PAGE 657

(Address) 621 City Federal Bldg., Bham, Al. 35203

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

LANG TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty One Thousand & no/100 DOLLARS

to the undersigned grantor, B & W Homes, 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 Donald L. Phillips, Jr. & wife,

Deborah F. Phillips

(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, to wit:

Lot 5, in Block C, according to the Amended Map of Fox Haven, First Sector, as recorded
in Map Book 7, page 86, in the Probate Office of Shelby County, Alabama.
Mineral and mining rights excepted.

Subject to:

1. Ad Valorem taxes due and payable October 1, 1979.
2. Building line of record, easement of record and restrictions of record.

STATE OF ALA. SHELBY CO.
JUDGE OF PROBATE

1979 FEB 17 AM 8:16

JUDGE OF PROBATE

STATE OF ALA. JEFFERSON CO.
JUDGE OF PROBATE

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DEC 4 9 33 AM '78

PAID TAX
PO. ON THIS INSTRUMENT.

JUDGE OF PROBATE

Rec. 150
100
250

45,000 of the purchase price recited above was paid from a mortgage
loan closed simultaneously with delivery of this deed.

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, Bill Brantley
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29 day of November 19 78

ATTEST:

By Bill Brantley President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Bill Brantley
whose name as President of B & W Homes, 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 29 day of November 19 78

Notary Public

William Wynn