This instrument was prepared by

(Name) William H. Halbrooks 541

(Address) 2117 Magnolia Avenue, Birmingham, Alabama

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF JEFFERSON } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Forty One Thousand Thirty One and No/100----------Dollars

to the undersigned grantor, Gilbert Construction Company, 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

Arthur E. Cowley and wife, Nola G. Cowley

(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 11, according to the survey of Riverchase Country Club, First Addition, as recorded in Map Book 6, Page 143, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:
1. Taxes for the current year.
2. 10 foot easement on northwest and west as shown by recorded map.
3. Mineral and mining rights and rights incident thereto recorded in Volume 127, Page 140, in the Probate Office of Shelby County, and in Volume 339, Page 532, in the Bessemer Division of said Probate Office.
4. Restrictions contained in Misc. Volume 14, Page 460; Misc. Volume 14, Page 536; Misc. Volume 15, Page 189; Misc. Volume 17, Page 550; and Misc. Volume 15, Page 702, in the Probate Office of Shelby County, Alabama, also Misc. Volume 19, Page 633, and Misc. Volume 22, Page 756.
5. Easement to South Central Bell recorded in Volume 300, Page 254, in the Probate Office of Shelby County, Alabama.
6. Right of way recorded in Volume 305, Page 293, in said Probate Office.
7. Easement as set forth in Volume 304, Page 556, in said Probate Office.

BOOK 318 PAGE 361

$112,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

19790313000030510 1/1 $.00
Shelby Cnty Judge of Probate,AL
03/13/1979 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 contingent 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Vice President, Greg Gilbert who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of March 19 79.

ATTEST: GILBERT CONSTRUCTION COMPANY, INC.

Secretary By Greg Gilbert Vice President

STATE OF ALABAMA SHELBY CO.
I CERTIFY THIS
1979 MAR 13 PM 3:51

Rec. 6.00
Int. 1.00
Mtg. tax 280.50
Recording 3/89-206
Certif. 3.00

STATE OF ALABAMA
COUNTY OF JEFFERSON }

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Greg Gilbert whose name as Vice President of Gilbert Construction Company, 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 9th day of March 19 79.

William H. Halbrooks
Notary Public

WILLIAM H. HALBROOKS NOTARY PUBLIC STATE AT LARGE ALABAMA

CORLEY, MONCUS, HALBROOKS & COWGS
2117 MAGNOLIA AVENUE