

Instrument was prepared by

(Name) LAW OFFICES OF JOHN L. NATTER

(Address) 3700 Fourth Avenue South, Suite 101, Birmingham, AL 35222

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 Seventy One Thousand Five Hundred and no/100 (\$71,500.00)

to the undersigned grantor, Natter Properties, Incorporated 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

Joe Smiley and wife, Judith N. Smiley

(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 3, according to the survey of Riverchase West Dividing Ridge First Addition, as
recorded in Map Book 7, page 3, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Taxes due in the year 1979 which are a lien but not due and payable until
October 1, 1979.
2. 10' easement southeast and southwest as shown by recorded map.
3. Sewer agreement recorded in Misc. Vol. 16, page 989, in the Probate Office
of Shelby County, Alabama.
4. Restrictions recorded in Misc. Vol. 21, page 392, in said Probate Office.
5. Agreement to Alabama Power Company recorded in Misc. Vol. 21, page 393,
in said Probate Office.
6. Mineral and mining rights and rights incident thereto recorded in Vol. 127,
page 140, in said Probate Office.

of the above recited purchase price was paid by mortgage loan closed
simultaneously herewith.



19790402000038900 1/1 \$.00
Shelby Cnty Judge of Probate, AL
04/02/1979 12:00:00AM FILED/CERT

SHelby CO. JUDGE OF PROBATE

APR -2 AM 8:11

Deed 750 Sec 389-991

Rec. 1.50

Ind. 1.00

10.00

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 agreed 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, Patrick J. Natter
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of March 1979

ATTEST:

By

PATRICK J. NATTER,

President

NATTER PROPERTIES, INCORPORATED

STATE OF Alabama }
COUNTY OF Jefferson }

I, John T. Natter

a Notary Public in and for said County in said

State, hereby certify that

Patrick J. Natter

whose name as

President of

Natter Properties, Incorporated

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 29th day of March

1979.

FIRST FEDERAL SAVINGS

and Loan Association

ALABAMA

BIRMINGHAM, ALABAMA 35203

