16-018 37-00

This instrument was prepared by

(Name) LARRY L. HALCOMB, Attorney at Law 633

(Address) 3512 Old Montgomery Highway, Homewood, Alabama 35209

Form 1-1-7 Rev. 8-70 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Ninety seven thousand and no/100 ($97,000.00) DOLLARS

to the undersigned grantor, BURTON CONSTRUCTION CO., 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

Howard E. Hendrix and Christine B. Hendrix
(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 1, Riverchase West Subdivision, First Addition, a subdivision of Riverchase, according to plat recorded in Map Book 7, Page 2, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to taxes for 1979.

Subject to easements, rights of way and restrictions of record.

Mineral and mining rights excepted.

19790416000045990 1/1 $.00
Shelby Cnty Judge of Probate,AL
04/16/1979 12:00:00AM FILED/CERT

$77,600.00 of the purchase price recited above, was paid from a mortgage loan simultaneously herewith.

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, unless otherwise noted above, 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 Secretary ~~President~~, Dan T. Burton who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12th day of April 1979

ATTEST: BURTON CONSTRUCTION CO., INC.

Secretary By Dan T. Burton President Secretary

STATE OF ALABAMA COUNTY
deed 19.50
rec. 1.50
ind. 1.00
22.00
Sec Mtg. 390-494

STATE OF ALABAMA
COUNTY OF
79 APR 16 AM 9:25

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dan T. Burton whose name as Secretary ~~President~~ of BURTON CONSTRUCTION CO., INC. a corporation, is signed to the foregoing conveyance, and who is known to me, ackuowledged 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 12th day of April 1979

Larry L Halcomb
Notary Public

United Fed. Mtg. Loan Agency
501 Riverchase Parkway East
Birm. Ala. 35244

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