This instrument was prepared by

336

(Name) Jack R. Thompson, Jr.
2220 Highland Avenue
(Address) Birmingham, Alabama 35205

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 One hundred five thousand two hundred eight and 42/100 dolla ($105,208.42)

to the undersigned grantor, Robinson 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

Frank W. Breitling Jr.& wife, Mary N. Breitling

(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 7, Block 1, according to the survey of Kirkwall, as recorded in Map Book 6, page 152, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes due in the year 1979 which are a lien but are not due and payable until October 1, 1979. (2) 10 foot easement north, east and southwest as shown by recorded map. (3) Restrictions contained in Misc. Volume 20, page 159 and Misc. Volume 20, page 629, in the Probate Office of Shelby County, Alabama. (4) Agreement to Alabama Power Company recorded in Volume 20, page 626, in said Probate Office. (5) Right of way to Alabama Power Company recorded in Volume 307, page 423 and Volume 307, page 434 in said Probate Office.

$ 80,000.00 of the consideration recited herein was paid from the proceeds of a mortgage loan executed simultaneously herewith.

19790509000056300 1/1 $.00
Shelby Cnty Judge of Probate,AL
05/09/1979 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I HEREBY CERTIFY THIS
MAY -9 AM 8:33
Deed 25.50
Rec. 1.50
Ind. 1.00
28.00
Judge of Probate
Sec mtg 391-336

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 President, F. Duke Robinson who is authorized to execute this conveyance, has hereto set its signature and seal, this the 4th day of May 19 79.

ATTEST:

Secretary

Robinson Homes, Inc.
By F. Duke Robinson
President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said State, hereby certify that F. Duke Robinson whose name as President of Robinson Homes, 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 4th day of May 1979

Jack R. Thompson, Jr.
Notary Public

NOTARY PUBLIC STATE

Kracke & Busansky