This instrument was prepared by

(Name) LARRY L. HALCOMB, Attorney at Law 19

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

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

821

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

That in consideration of Sixty five thousand and no/100 ($65,000.00) DOLLARS

to the undersigned grantor, Johnson Rast & Hays Company 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

Gerald L. Seyle and Cynthia H. Seyle

(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 14, Riverchase West - Dividing Ridge Subdivision, First Addition, a subdivision of Riverchase, according to plat recorded in Map Book 7, Page 3, in the Office of the Judge of Probate of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1979.

Subject to restrictions, easements and agreements of record.

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19790601000067490 1/1 $.00
Shelby Cnty Judge of Probate,AL
06/01/1979 12:00:00AM FILED/CERT

$ 52,000.00 of the purchase price recited above was paid from a mortgage loan closed 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,

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, Robert E. Reed who is authorized to execute this conveyance, has hereto set its signature and seal, this the 17th day of May 1979

ATTEST: JOHNSON RAST & HAYS COMPANY, a corporation

Secretary By President

Rec Mtg - 391 797 Re-Recorded JUN 1 AM 8:50
Sub tax - 13.00
Rec - 1.50
1.00
15.50

STATE OF ALABAMA
COUNTY OF JEFFERSON } MAY 21 AM 10:33

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Robert E. Reed whose name as President of JOHNSON RAST & HAYS COMPANY, 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 17th day of May 1979

Barbara C. Middlebrooks
Notary Public

LARRY L. HALCOMB
ATTORNEY AT LAW
3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209
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In Agency
East
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