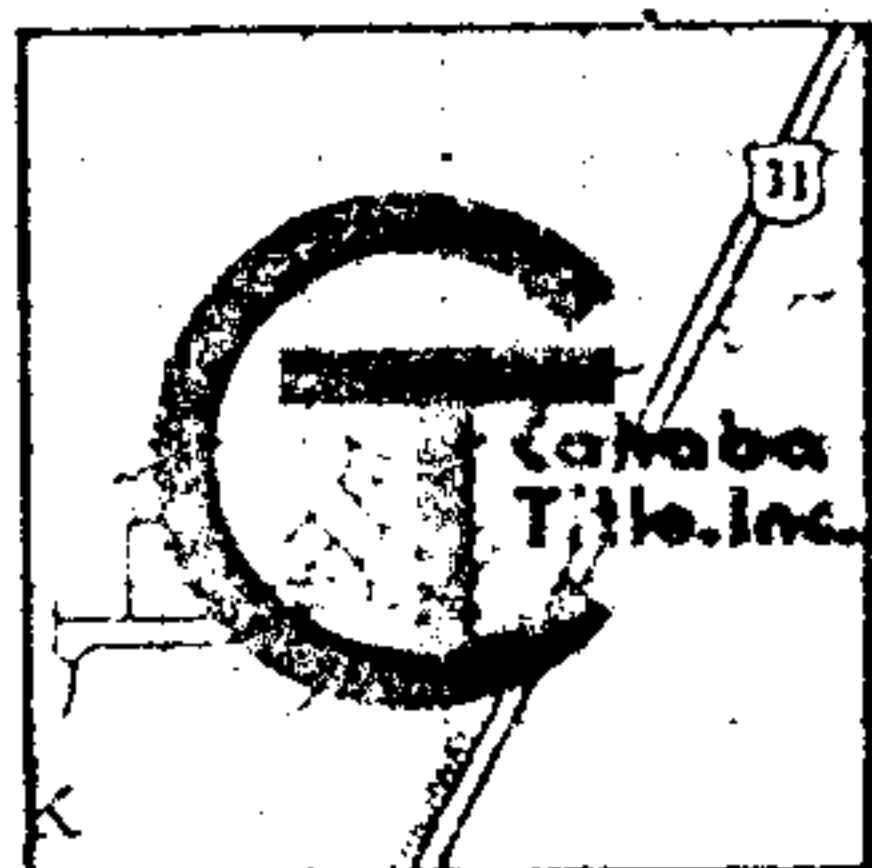


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This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

This instrument was prepared by

(Name) Daniel M. Spitler
Attorney at Law

(Address) 1970 Chandalar South Office Park
Pelham, Alabama 35124

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

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy Five Thousand Two Hundred and No/100 (\$75,200.00) Dollars-----

to the undersigned grantor, Crestwood 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

Thomas E. Dean and wife, Teresa B. Dean

(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 10, according to the map and survey of Royal Oaks, First Sector,
as recorded in Map Book 7, Page 17, in the Probate Office of Shelby
County, Alabama. Situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

\$67,650.00 of the above recited purchase price was paid from a
mortgage loan closed simultaneously herewith.

BOOK 323 PAGE 736

19791211000160800 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/11/1979 12:00:00AM FILED/CERT

DEC 11 AM 9 11

Deed 800
Rec. 1.50
Ind. 1.00
10.50

Sec mtg. 399-44

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 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, B. J. T. T. T. T.
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of November 19 79

ATTEST:

CRESTWOOD HOMES, INC.

By

President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned B. J. T. T. T. a Notary Public in and for said County in said
State, hereby certify that President of Crestwood Homes, Inc.
whose name as and, who is known to me, acknowledged before me on this day that, being
a corporation, is signed to the foregoing conveyance, he, as such officer and with full authority, executed the same voluntarily for and as
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 30th day of November 19 79