

This instrument was prepared by

(Name) LARRY L. HALCOMB 396
ATTORNEY AT LAW
(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 Eighty two thousand four hundred forty and no/100 (\$82,440.00) DOLLARS

to the undersigned grantor, Harbar 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
Peter Cranidiotis and Mabel A. Cranidiotis
(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 44, according to the survey of Valley Station, Second Sector, as recorded in
Map Book 7, page 48, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.
Subject to taxes for 1980.

Subject to building lines and rights of way of record.

BOOK 323 PAGE 828

19791212000161250 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/12/1979 12:00:00AM FILED/CERT

\$73,800.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.

STATE OF ALA. SHELBY CO. See 954g 399-105
I CERTIFY THIS Deed Tax 9.00
NOT RECORDED FILED! Rec. 1.50
1979 DEC 12 AM 10:10 Ind. 1.00
11.50

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, 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 Vice President, Denney Barrow
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of December 19 79
HARBAR HOMES, INC.

ATTEST:
By Denney Barrow Vice - President
Secretary

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I, Larry L. Halcomb a Notary Public in and for said County in said
State, hereby certify that Denney Barrow
whose name as Vice President of Harbar Homes, Inc.
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 10th day of December

LARRY L. HALCOMB
ATTORNEY AT LAW
3512 MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209

Notary Public
My Commission Expires January 23, 1980