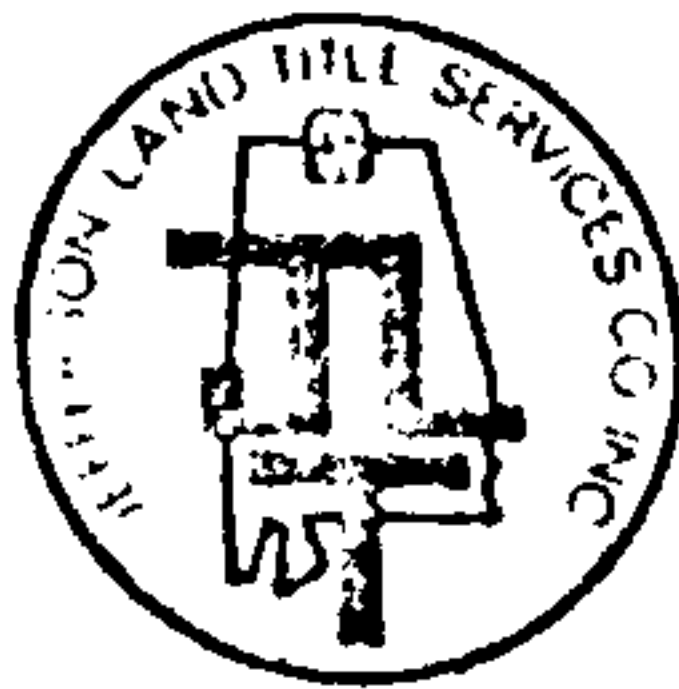


575-

This instrument was prepared by

(Name) Danny C. Lockhart, Attorney at Law

(Address) 1129 Forestdale Blvd., Birmingham



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P.O. BOX 10481 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

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



19800416000044430 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
04/16/1980 00:00:00 FILED/CERTIFIED

STATE OF ALABAMA

COUNTY OF Jefferson

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty-four thousand and no/100-----DOLLARS

to the undersigned grantor, **Mitchell Brothers Contractors, Inc.** a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Daniel E. Kines, II and Cynthia D. Kines

(herein referred to as GRANTEEES) 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 11, Block 1, according to the survey of Mountain View Estates, as recorded in Map Book 4, page 19, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Advalorem taxes due and payable October 1, 1980.
2. Easements, exceptions, reservations and restrictions of record, if any.

BOOK 325 PAGE 974

(\$43,950.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.)

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, **William B. Mitchell** who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of April 19 80

ATTEST:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

Secretary

Mitchell Brothers Contractors, Inc.

By

William B. Mitchell
President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned

State, hereby certify that **William B. Mitchell**
whose name as President of

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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 9th day of April 19 80

Form ALA-33

Darryl C. Bell
Notary Public