

49

This instrument was prepared by

(Name).....**LARRY L. HALCOMB**
ATTORNEY AT LAW
3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209

19800502000049610 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
05/02/1980 00:00:00 FILED/CERTIFIED

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 Sixty six thousand nine hundred fifty and no/100 (\$66,950.00) 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

Nolan D. Downs and Barrett H. Downs

(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 20 according to the survey of Old Mill Trace, as recorded in Map
Book 7, page 99 A&B, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1980.

Subject to restrictions, easements, building lines and rights of way of
record.

BOOK 326 PAGE 181

\$ 57,450.00 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 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 VicePresident, Denney Barrow
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of April 19 80

ATTEST:

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

HARBAR HOMES INC.
By *Denney Barrow*
Vice President
Deed 9.50
Rec. 1.50
Sub. 1.00
12.00
Secnty. 402-499

1980 MAY -2 AM 9:00
JUDGE OF PROBATE

STATE OF ALABAMA
COUNTY OF JEFFERSON }

I, Larry L. Halcomb
State, hereby certify that Denney Barrow
whose name as Vic 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 30th day of April 19 80

[Signature]
Notary Public