

This instrument was prepared by

514

(Name) Michael F. Bolin

(Address) 933 Frank Nelson Building, Birmingham, Alabama 35203

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY EIGHT THOUSAND AND NO/100--
(\$88,000.00)



19800513000052830 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
05/13/1980 00:00:00 FILED/CERTIFIED

--Dollars

to the undersigned grantor, Sherwood Stamps Construction Co., 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

Russell E. Oliver, unmarried and Bobby S. Oliver, unmarried

(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 21, according to the Survey of Quail Run, as recorded in Map Book 7, Page 22, in
the Office of the Judge of Probate of Shelby County, Alabama.

LESS AND EXCEPT the following part of Lot 21: From the Southeast corner of said Lot 21,
thence in a Northerly direction along the East line of said Lot 21, a distance of 23 feet;
thence 170 deg. 08 min. left and run in a Southwesterly direction a distance of 23.34 feet
to a point on the North right of way line of Quail Run Drive; thence 99 deg. 52 min. left
and run in an Easterly direction along said right of way for a distance of 4.0 feet to the
point of beginning.

Subject to:

Ad valorem taxes due in the year 1980.

35 foot building set back line from Quail Run Drive.

Utility easements as shown on recorded map over the North and West sides of said lot.

30 foot Alabama Gas Corporation easement as shown on recorded map, over rear of said lot.

Restrictive covenants and conditions filed for record in Nov. 29, 1977, in Misc. Book 22,
Page 638.

Transmission line permits to Alabama Power Company recorded in Deed Book 101, Page 523;
in Deed Book 216, Page 103, and in Deed Book 310, Page 572, in Probate Office.

Title to all minerals underlying caption lands with mining rights and privileges belonging
thereto, as reserved in Deed Book 295, Page 365, in Probate Office.

Agreement with Alabama Power Company dated Aug. 11, 1977, recorded in Misc. Book 22,
Page 834, and easements as to underground residential distribution dated Aug. 11, 1977,
recorded in Misc. Book 22, Page 841, in Probate Office.

\$79,200.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith delivery of this deed.

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, Sherwood Stamps
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of May 1980

ATTEST:

Sherwood Stamps Construction Co., Inc.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
Secretary

By: *[Signature]*
Sherwood Stamps President

STATE OF Alabama
COUNTY OF Jefferson

1980 MAY 13 AM 8:39

Deed 9.00 Sec mtg. 402-697
Rec 1.50
Sub. 1.00
11.50

JUDGE OF PROBATE

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Sherwood Stamps
whose name as President of Sherwood Stamps Construction Co., 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 9th day of May 19 80

[Signature]
Notary Public

RETURN TO:
JACKSON COMPANY
250 OFFICE PARK DRIVE
BIRMINGHAM, AL 35223