

This instrument was prepared by

(Name) Kenneth D. Wallis, Attorney at Law 155
Suite 107 Colonial Center, 1009 Montgomery Hwy., South
(Address) Vestavia Hills, Alabama 35216

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 Ninety Four Thousand Seven Hundred and no/100-----DOLLARS
(\$94,700.00)

to the undersigned grantor, Riverchase Town Homes I, LTD 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

Leonard G. Hardy, Jr. and Jane K. Hardy

(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 15-A, according to a resurvey of Lots 12, 13, 14, 15, 16, 17, 18,
19, 20, 21, 22 and Recreational Area of Davenport's Addition to Riverchase
West-Section 2 as recorded in Map Book 8, page 40 in the Probate Office
of Shelby County, Alabama.

Subject to: Easements of record and current year ad valorem taxes.
Restrictions recorded in Misc. Vol. 14, page 536; Vol. 319, page 411 and
amended by Misc. Vol. 17, page 550 & Misc. Vol. 34, page 549 and Misc.
Vol. 35, page 389 & an amendment to the Restrictions recorded in Misc.
Vol. 35 page 689, Misc. Vol. 35, page 393 and Misc. Vol. 36, page 30.
ALSO Subject to Party Wall agreements signed simultaneously with
this document or which maybe signed at different times but which relate
to the adjoining parcels of real property.

BOOK 330 PAGE 552

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

1981 JAN -7 AM 11:00

Thomas R. Davenport, Jr.
CLERK OF PROBATE

19810107000001660 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
01/07/1981 00:00:00 FILED/CERTIFIED

Deed 95.00
Rec. 1.50
Ind. 1.00
97.50

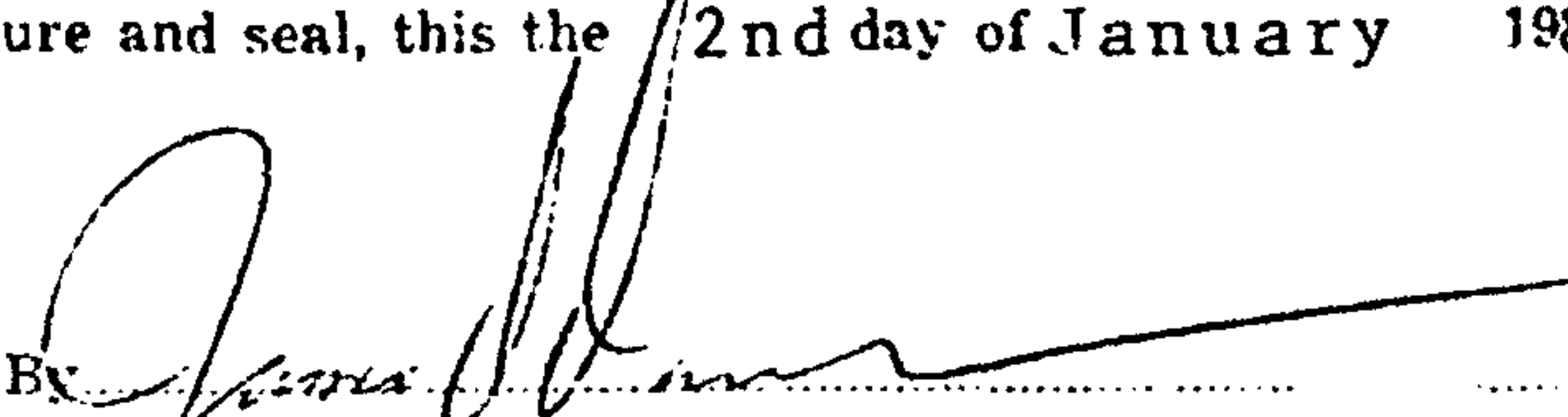
TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of
them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every con-
tingent remainder and right of reversion. And said GRANTOR does 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,

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 General Partner, James D. Davenport
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 2nd day of January 1981

ATTEST:

Secretary

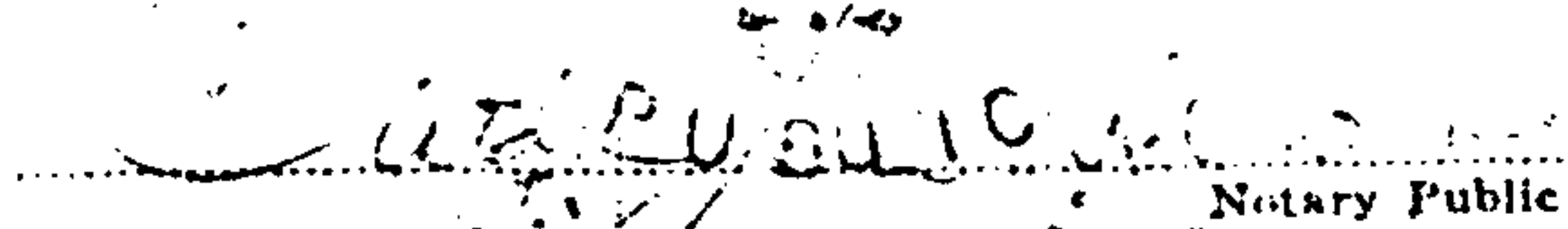
By 
James D. Davenport, General Partner
Riverchase Town Homes I, LTD

STATE OF ALABAMA }
COUNTY OF JEFFERSON }

I the undersigned a Notary Public in and for said County in said
State hereby certify that James D. Davenport
whose name as General Partner of Riverchase Town Homes I, LTD
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 2nd day of January 19 81

KENNETH D. WALLIS
ATTORNEY AT LAW
SUITE 107 COLONIAL CENTER
1009 MONTGOMERY HWY.
VESTAVIA HILLS, ALABAMA 35216

NOTARY

My Comm. Expires 12/31/81
Notary Public