

This instrument was prepared by

(Name) James J. Odom, Jr.  
2154 Highland Avenue  
(Address) Birmingham, Alabama 35205

Form 1-1-7 Rev. 8-79 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 Seventy-three Thousand, Nine Hundred and No/100-----Dollars

to the undersigned grantor, Roy Martin Construction, 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  
Charles A. Hendricks and Pattye L. Hendricks

(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 18A, according to the survey of Dearing Downs, Third Addition, as recorded in Map Book 8, Page 15, in the Probate Office of Shelby County, Alabama. Situated in the Town of Helena, Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Building set back line of 35 feet reserved from Belmont Lane as shown by plat; (3) Public utility easement of 30 feet on the south side as shown by recorded plat; (4) Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 155, Page 107 and Deed Book 324, Page 855; (5) Easement to Southern Natural Gas Corporation as shown by instrument recorded in Deed Book 90, Page 473; (6) Right-of-way granted to The Utilities Board of the Town of Helena by instrument recorded in Deed Book 294, Page 604; (7) Restrictions covenants and conditions as set out in instrument recorded in Misc. Book 36, Page 492; (8) Restrictions as to use of land for residential purposes, as shown by Deed Book 299, Page 367.

\$59,100 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 contingent 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 encumbrances, 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 President, Roy L. Martin who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12th day of May, 19 81.

ATTEST: Deed TAX 15.00  
Recd 1.50  
Jud 1.00  
17.50  
STATE OF ALABAMA }  
COUNTY OF JEFFERSON }  
1981 MAY 13 AM 11:39  
Secretary: IS  
Roy L. Martin, President

I, the undersigned, Roy L. Martin, a Notary Public in, and for said County in said State, hereby certify that whose name as President of Roy Martin Construction, 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 12th day of May, 19 81.  
ODOM & MAX, ATTORNEYS