

375  
This instrument was prepared by

(Name) Kenneth D. Wallis, Attorney at Law

(Address) Suite 107 Colonial Center, 1009 Montgomery Hwy., South  
Vestavia Hills, Alabama 35211

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF SHELBY

That in consideration of Eighty Two Thousand and no/100-----DOLLARS

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

Walter S. Wilson and Jane S. Wilson

(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-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-  
Sector 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.

Subject to 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, 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, in the Probate Office of Shelby  
County, Alabama.

ALSO

Subject to the 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.

NOTE: \$65,000.00 of the above recited purchase price was paid from a  
mortgage loan closed simultaneously herewith.



19810611000064340 Pg 1/1 .00  
Shelby Cnty Judge of Probate, AL  
06/11/1981 00:00:00 FILED/CERTIFIED

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 21st day of May 19 81

ATTEST: Seal Tax 17.00

Doc 1.50

Jan 1.00

19.50

Secretary

By

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

STATE OF ALABAMA  
COUNTY OF JEFFERSON

JUN 11 1981

20-144 HIE-172

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 21st day of May 19 81

Notary Public

My Comm. Exp. 12-31-1982