

This instrument was prepared by

3018 Olmstead Drive
Birmingham, Ala. 35243

(Name) Michael Bolin 734

(Address) 623 Frank Nelson Building, Birmingham, Ala. 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 SIX THOUSAND FIVE HUNDRED AND NO/100-----Dollars

to the undersigned grantor, Lowder Construction Company of Alabama, 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

Bradford K. Gossard and wife Teresa J. Gossard

(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 4-A, Block 1, according to the map and survey of a Resurvey and Subdivision of Lots
1, 2, 3, 4 and 5, Block 1, according to the map of Stoneridge as recorded in Map Book
6, Page 153, ALSO A resurvey of Lot 6A Block 1, according to the resurvey of Lots
6, 7, 8, 9 and 10 Block 1, Stoneridge as recorded in Map Book 7, Page 138, All being
recorded in Map Book 7, Page 153, in the Probate Office of Shelby County, Alabama.

Subject to: Ad valorem taxes for the year 1981.

20 foot driveway easement as shown by recorded map.

5 foot general easement on rear, 20 foot sanitary sewer easement as shown by recorded
map.

Mineral and mining rights and rights incident thereto recorded in Volume 64, page 267,
in the Probate Office of Shelby County, Alabama.

Restrictions recorded in Misc. Vol. 17, page 865 and Misc. Vol. 20 Page 307 in said
Probate Office.

Easement to Alabama Power Company recorded in Vol. 310, page 865 in said Probate Office.

\$77,850.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.



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Shelby Cnty Judge of Probate, AL
07/22/1981 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 Vice President, Thomas H. Lowder
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 20 day of July 19 81

ATTEST:

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

1981 JUL 22 AM 9:33

STATE OF Alabama
COUNTY OF Jefferson

Thomas H. Lowder, Jr.
JUDGE OF PROBATE

By Thomas H. Lowder, Jr.
Vice President
Deed 9.00
Rec. 1.50
Ind. 1.00
Sec Mtg. 414-286
11.50

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Thomas H. Lowder
whose name as Vice President of Lowder Construction Company of Alabama, 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 20 day of July

Thomas E. Benson
Notary Public

My commission expires August 15, 1982