

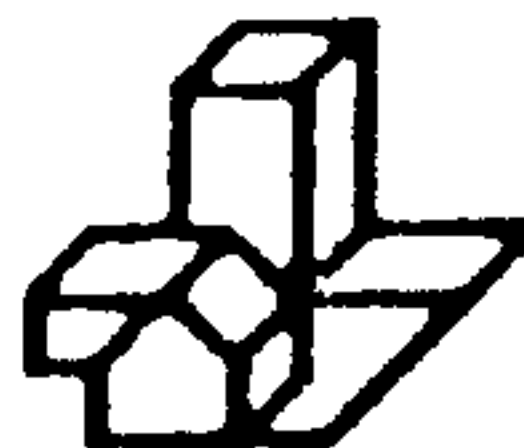
This instrument was prepared by
(Name) William H. Halbrooks
820 One Independence Plaza
(Address) Birmingham, AL 35209



This form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Road
P. O. Box 689
Pelham, Alabama 35124
Telephone 988-5600



AGENT FOR

ST. PAUL TITLE



19810819000090010 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
08/19/1981 00:00:00 FILED/CERTIFIED

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

STATE OF ALABAMA }
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty Eight Thousand Nine Hundred and 00/100 (\$58,900.00) Dollars

to the undersigned grantor, Engel Mortgage 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

David Gary Borders and wife, Judy Jamison Borders.

(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

Lot 58, according to the Survey of Eaglewood Estates,
First Sector, as recorded in Map Book 7, page 45, in the
Probate Office of Shelby County, Alabama.

\$58,900.00 of the purchase price recited above was paid
from a mortgage loan closed simultaneously herewith.

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

1981 AUG 19 AM 10:05

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

See mtg. 414-

Rec. 1.50
Ind. 1.00
2.50

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 Vice President, Joel D. Cornett
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14th day of August 19 81

ATTEST:

ENGEL MORTGAGE CO., INC.

By Joel D. Cornett Vice President

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Joel D. Cornett
whose name as Vice President of Engel Mortgage 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 14th day of August 19 81

William H. Halbrooks
Notary Public

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BOOK