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Shelby Cnty Judge of Probate, AL  
09/28/1981 00:00:00 FILED/CERTIFIED

This instrument was prepared by

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

Form 1-1-7 Rev. 8-70

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 Ten Thousand and No/100-----Dollars  
and the assumption of the mortgage described below

to the undersigned grantor, Cornerstone Properties, 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

Steven D. Taylor and Beth O. Taylor

(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 72, according to the survey of Cahaba Manor Town Homes, Second Addition,  
as recorded in Map Book 7, Page 62, in the Office of the Judge of Probate  
of Shelby County, Alabama. Situated in Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) A 5 foot utility easement over the  
West side of said lot as shown on recorded map; (3) Easements to Alabama  
Power Company recorded in Deed Book 108, Page 379, and in Deed Book 313,  
Page 789; (4) Restrictive Covenants as to underground cables, recorded  
in Misc. Book 27, Page 420; (5) Agreements and easements to Alabama Power  
Company recorded in Misc. Book 27, Page 421; (6) Sewer easement as set  
forth in Deed Book 316, Page 158; (7) Covenants regarding sewer system  
recorded in Misc. Book 28, Page 144; (8) Restrictive covenants and  
conditions recorded in Misc. Book 28, Page 147.

Grantees herein assume and agree to pay that certain mortgage from Thomas  
Alan Miniard and wife, Diane D. Miniard, to Johnson & Associates Mortgage  
Co. recorded in Mortgage Book 389, Page 783, and assigned to Federal  
National Mortgage Association in Misc. Book 30, Page 68.

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

1981 SEP 28 AM 8:56

Thomas A. Shaw, Jr.  
JUDGE OF PROBATE

Seed 10.00  
Rec. 1.50  
Ind. 1.00  
12.50

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, 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 Vice President, Mark H. Acton, Jr.  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of Sept., 19 81.

ATTEST:

CORNERSTONE PROPERTIES, INC.

By

Mark H. Acton, Jr.

Vice President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned Mark H. Acton, Jr. a Notary Public in and for said County in said  
State, hereby certify that  
whose name as Vice President of Cornerstone Properties, 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 25th day of Sept 19 81

ODOM & MAY, ATTORNEYS

P. O. BOX 1

BIRMINGHAM, AL 35255