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THIS INSTRUMENT PREPARED BY:

William H. Halbrooks, Attorney
Suite 820 One Independence Plaza
Birmingham, AL 35209

SEND TAX NOTICE: Charles Walker
#20 Eddings Lane
Montevallo, AL 35115

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR ALABAMA TITLE CO., INC.

State of Alabama

JEFFERSON COUNTY

Know All Men By These Presents,

19811020000111390 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
10/20/1981 00:00:00 FILED/CERTIFIED

That in consideration of Sixty Thousand Four Hundred and no/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged we,
Robert Wade Braden and wife, Linda T. Braden

(herein referred to as grantors) do grant, bargain, sell and convey unto

Charles P. Walker and Paula M. Walker

(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 20, according to Monte Tierra First Addition
Subdivision, as recorded in Map Book 6, page 93,
in the Probate Office of Shelby County, Alabama.

Subject to taxes, easements, and restrictions of record.

\$57,350.00 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 OCT 20 AM 11:05

Thomas A. Shover, Jr.
JUDGE OF PROBATE

Deed 3.50
Rec. 1.50
Ind. 1.00
6.00

See mtg. 416-280

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 ~~I~~(we) do, for ~~myself~~(ourselves) and for ~~my~~(our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~myself~~(we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

that ~~I~~(we) have a good right to sell and convey the same as aforesaid; that ~~I~~(we) will and ~~my~~(our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hand and seal S, this 15th day of October, 1981.

WITNESS:

Robert Wade Braden
Linda T. Braden

State of ALABAMA

JEFFERSON COUNTY

General Acknowledgement

I, the undersigned, hereby certify that whose names are Robert Wade Braden and wife, Linda T. Braden are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of October

A.D., 19 81