

This instrument was prepared by

318

(Name) Courtney H. Mason, Jr., Attorney at Law

19811211000131080 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
12/11/1981 00:00:00 FILED/CERTIFIED

(Address) P. O. Box 1007, Alabaster, Alabama 35007

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 FIFTY EIGHT THOUSAND AND NO/100 (\$58,000.00) DOLLARS-----

to the undersigned grantor, ROD DONNELLY CONSTRUCTION, INC.

a corporation,

(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

WILLIAM ROBERT CHILDRESS AND WIFE, DEBORAH MARIE CHILDRESS

(herein referred to as GRANTEEES) 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 COUNTY OF SHELBY, STATE OF ALABAMA, TO-WIT:

Lot 12, according to the map and survey of Double Tree, as recorded in Map Book 7, Page 79 in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

Subject to statutory rights of redemption of those parties entitled to redeem under the laws of the State of Alabama.

\$38,000.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

600X
336 PAGE 776

TO HAVE AND TO HOLD, To the said GRANTEEES 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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, ROD DONNELLY
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of December 1981

ATTEST:

ROD DONNELLY CONSTRUCTION, INC.

By *Rod Donnelly* President

STATE OF ALABAMA
COUNTY OF SHELBY

See My 417-316
1981 DEC 11 PM 2:58

Deed Tax - 20.00

Rec. 1.50

Ind. 1.00

22.50

I, the undersigned
State, hereby certify that ROD DONNELLY
whose name as President of ROD DONNELLY CONSTRUCTION, 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.

a Notary Public in and for said County in said

Given under my hand and official seal this the 10th day of December

1981.

Judith Z. Walmsley
Notary Public