

This instrument was prepared by
(Name) **LARRY L. HALCOMB**
ATTORNEY-AT-LAW
3512 OLD MONTGOMERY HIGHWAY
(Address) **HOMEWOOD, ALABAMA 35209**

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19811230000137560 Pg 1/1 00
Shelby Cnty Judge of Probate, AL
12/30/1981 00:00:00 FILED/CERTIFIED

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 **Eighteen thousand three hundred and no/100 (\$18,300.00) Dollars**

to the undersigned grantor, **Harbar Homes, 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

Michael E. Stephens and M. Celia Stephens
(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 41, according to the survey of Meadow Brook, 6th Sector as recorded in Map Book 8, page 44, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1982.

Subject to easements, agreements and restrictions of record.

BOOK 337 PAGE 14

1981 DEC 30 AM 9:52
JUDGE OF PROBATE

Deed 18.50
Rec. 1.50
Ind. 1.00
21.00

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 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 encumbrances,

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, **Denney Barrow** who is authorized to execute this conveyance, has hereto set its signature and seal, this the **28th** day of **December** 19 **81**

ATTEST:
Secretary _____
By **Denney Barrow** **Harbar Homes, Inc.**
Vice - President

STATE OF ALABAMA
COUNTY OF JEFFERSON }

I, **Larry L. Halcomb** a Notary Public in and for said County in said State, hereby certify that **Denney Barrow** whose name as **Vice -President of Harbar Homes, 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 **28th** day of **December** 19 **81**

Larry L. Halcomb
Notary Public
My Commission Expires January 23, 1982