No. 103CI-Corporation Warranty Deed Jointly for Life with Remainder to Survivor Printed and for the by Anwithtening (. Mill skomery RATION WARRANTY DEED, JOINT LIFE WITH REMAINDER TO SU

WARRANTY DEED

Bennie L. Fortner

STATE OF ALABAMA COUNTY OF SHELBY

Address: 1207 Michael Drive Alabaster, AL 35007

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten and No/100--(\$10.00) -- Dollars and other valuable considerations

to the undersigned grantor, THE EQUITABLE LIFE ASSURANCE SOCIETY OF THE UNITED STATES A NEW 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 Bennie L. Fortner, Jr., and wife, Jewel E.

(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 the County of Shelby and the State of Alabama, to-wit:

Lot 38, according to the survey of SCOTTSDALE, Second Addition, as shown by map recorded in Map Book 7, Page 118 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to easements and restrictions of record.

As part of the consideration herein the grantees herein agree to assume and pay the unpaid balance of that certain mortgage in favor of Engel Mortgage Company, Inc., dated August 24, 1979, and recorded in Mortgage Book 395, Page 408, in the Probate Office of Shelby County, Alabama, and assigned to Gate City Savings and Loan Association in Misc. Book 32, Page 667, in said Probate Office.

Sales price of the property is exactly \$56,000.00 of which \$39,350.06 is represented by the assumption of the hereinabove described mortgage loan and \$16,722.35 of the purchase price recited above was paid from a second mortgage loan closed simultaneously herewith.

AND the Grantor covenants and agrees to and with Grantees, that Grantor has not done or suffered to be done anything whereby the above described property is or may be in any manner encumbered or charged, and that the Grantor will WARRANT AND DEFEND the above described property against all persons lawfully claiming or to claim the same by, through or under the Grantor.

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

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IN WITNESS WHEREOF, THE EQUITABLE L. this instrument to be executed by Wight I and its corporate seal of said corporation to be hereunto a	IFE ASSURANCE SOCIETY OF	THE UNITED STATES or ation he	s caused
this instrument to be executed by AUGIST	U. C.BAWTORD	its duly, authorized Diesid	eut
and its corporate seal of said corporation to be hereunto as	ffixed and attested by Alice	K Dyrne	, ita
duly authorized / 155 istant ceretary this	10th day of June		
ATTEST: Allice L. Byrne, HSS'T Secret Ary	HE EOUTTABLE LIFE ASSURANCE	E SOCIETY OF THE UNITED	STATES
STATE OF YVVVVVVV VIII VODY	Assistant Vice kies	dent 🗸	
NEW YORK DRONX COUNTY. LUCA LOCCISC JOANNEY hereby certify that WIGHTY CAMPORD and SST. SCCKETTIAN OF THE EQUITABLE	and NICE L. BURIVE	and for said State of NEW YORK	PReside
THE EQUITABLE	LIFE ASSURANCE SOCIETY	F THE UNITED STATES	
corporation, are signed to the foregoing conveyance, and who tents of the conveyance, they, as such officers and with ful	authority, executed the same voluntari	ly for and as the act of said corporat	lon.
Given under my hand this the 10th day of	June Lina Jourseph	Notary Public Commission Expired March	INSON few York 30
:		Notary PublicCommission Fraires March	λυτιγ 20 tood√:

I CELL FOR TREE CORDING ONLY

ACCUMENT WAS FILED.

OPORTERFIELD: SCHOLL: BAINBRIDGE,

MIMS, CLARK & HARPER, P.A.

#2 OFFICE PARK CIRCLE

POST OFFICE BOX 7688-A

BIRMINGHAM, ALABAMA 35223