

This instrument prepared by

(Name) LARRY L. HALCOMB

ATTORNEY AT LAW

3512 OLD MONTGOMERY HIGHWAY
(Address) HOMEWOOD, ALABAMA 35209



19830107000002640 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
01/07/1983 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 Eighty seven thousand and no/100 (\$87,000.00) Dollars

to the undersigned grantor, Gross Building Company, 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 L. Sneed and Jacqueline L. Sneed

(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 6, in Block 2, according to the map and survey of Gross' Addition to Altadena South,
1st Phase of 1st Sector, as recorded in Map Book 5, Page 122, in the Probate Office
of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1983.

Subject to building lines, easements and restrictions and rights of way of record.

Riparian rights are not warranted.

BOOK 344 PAGE 102

RECORDED
1983 JAN -7 AM 8:56
Rec. 150
Ind. 100
250

\$ 76,000.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

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,

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 President, Alvin Gross
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 6th day of December 1982

ATTEST:

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

Gross Building Company, Inc.

By

Alvin Gross
President

1982 DEC 16 AM 9:23

STATE OF ALABAMA
COUNTY OF JEFFERSON

Thomas A. Lawrence, Jr.
JUDGE OF PROBATE

Deed 11.00
Rec. 1.50
Ind. 1.00
13.50
Sec mty. 425-544

I, the undersigned,
State, hereby certify that Alvin Gross
whose name as President of Gross Building Company, Inc.

a Notary Public in and for said County in said

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 6th day of December 1982

LARRY L. HALCOMB

ATTORNEY AT LAW

3512 OLD MONTGOMERY HIGHWAY

HOMEWOOD, ALABAMA 35209

My Commission Expires 1/23/86