

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

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



This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation



19830117000006340 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
01/17/1983 00:00:00 FILED/CERTIFIED

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY-SEVEN THOUSAND EIGHT HUNDRED & NO/100th (\$67,800.00) DOLLARS

to the undersigned grantor, CRESTWOOD REALTY, 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

SERM SUKHA AND WIFE, SUNIT SUKHA

(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

Lot 28A according to a Resurvey of Lots 10, 11 and 20 through 29, Amended Map of Chapparral First Sector, Phase I, as recorded in Map Book 8, Page 93, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$53,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

GRANTOR'S ADDRESS: 2166 Highway 31 South,
Pelham, Alabama 35124

GRANTEES' ADDRESS: 2296 Chandawood Drive
Pelham, Alabama 35124

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 President, B. J. Jackson who is authorized to execute this conveyance, has hereto set its signature and seal, this the 14th day of January 1983

ATTEST:

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

Crestwood Realty, Inc.

By B. J. Jackson President

1983 JAN 17 PM 4:10

STATE OF ALABAMA
COUNTY OF SHELBY

JUDGE OF PROBATE

I, the undersigned State, hereby certify that B. J. Jackson whose name as President of CRESTWOOD REALTY, 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 14th day of January