

This instrument was prepared by

375-

(Name) Martin Clem

(Address) 3 Office Park Circle, Suite 240, Birmingham, Alabama 35223

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THIRTEEN THOUSAND TWO HUNDRED AND NO/100-----DOLLARS

to the undersigned grantor, Shelby Ridge Deveopment Company, a partnership ~~incorporation~~,  
 (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

✓ Ronald B. Johnson, and wife Mona R. Johnson

(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 45, according to the survey of Meadow  
 Brook, 4th Sector as recorded in Map Book  
 7, Page 67, in the Probate Office of Shelby  
 County, Alabama.

Subject to current taxes, easements and  
 restrictions of record.

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~~ partner, William Martin Clem, Jr.,  
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the day of January 19 83

ATTEST:

STATE OF ALA. SHELBY CO. *Lead 1350*  
 I CERTIFY THIS  
 INSTRUMENT WAS FILED *Rec. 150*

SHELBY RIDGE DEVELOPMENT COMPANY,  
 a partnership

By *William Martin Clem, Jr.* ~~President~~ Partner

1983 MAR -9 PM 2:40

STATE OF  
 COUNTY OF

*Thomas A. Shaver, Jr.*  
 JUDGE OF PROBATE

I, the undersigned a Notary Public in and for said County in said  
 State, hereby certify that William Martin Clem, Jr. a partner of Shelby Ridge Development  
 whose name as is ~~President~~ partner of  
 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 *30th* day of January 19 83

*Sharon L. Cooke*  
 Notary Public

*2541 Apt. B  
 Mountain Lodge Cir.  
 35216*