

This instrument was prepared by

412

(Name) William 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 Fifteen Thousand and no/100 Dollars

to the undersigned grantor, Shelby Ridge Development Company, a partnership (herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

✓Rodger E. and Jacqueline R. Smith

(herein referred to as GRANTEEES) 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 30 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, easement and restrictions of record.

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its a partner of Shelby Ridge Development Company who is authorized to execute this conveyance, has hereto set its signature and seal, this the day of 19 Shelby Ridge Development Company

ATTEST:

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

STATE OF Alabama
COUNTY OF Jefferson

1983 MAR 10 PM 12:39

By William Martin Clem, Jr. a Partner

deed Tax 15.00
rec. 1.50
incl 1.00
1750

I, the undersigned JUDGE OF PROBATE State, hereby certify that William Martin Clem, Jr., a partner of Shelby Ridge Development Company, whose name as a partner a partnership 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 24th day of February 1983

1224 Broken Bow Cir.
Alabaster, Al.
35007

Patricia J. Yancy
Notary Public

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