

This instrument was prepared by

(Name) Donald L. Newsom

(Address) Corretti & Newsom

1804 7th Avenue North, Birmingham, AL 35203

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of (\$55,900.00) Fifty-five Thousand Nine Hundred and no/100-----DOLLARS

to the undersigned grantor, Strain Construction, 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

Billy J. Hand, Jr. and Cathy C. Hand

(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 20, in Block 1, according to the Amended Map of Plantation South, First Sector, as
recorded in Map Book 7 Page 173 in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.

SUBJECT TO: (1) Ad valorem property taxes for the year 1983. (2) Building setback
line of 40 feet reserved from Morningside Drive as shown by plat. (3) Public utility
easements as shown by recorded plat, including a 7.5 foot easement on the rear of subject
property. (4) Restrictions, covenants and conditions as set out in instrument recorded
in Misc. Book 31 page 876 in Probate Office. (5) Easement to South Central Bell as shown
by instrument recorded in Deed Book 325 Page 261 in Probate Office. (6) Subdivision
agreement between Plantation Pipe Line Company and Barrett Builders, Inc. as recorded in
Deed Book 317 Page 166 in Probate Office.

\$53,100.00 of the purchase price recited above was paid from mortgage loan closed
simultaneously herewith.

BOOK 346 PAGE 683

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
See City 420-383
1983 APR 28 PM 3:14

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

Deed tax 3.00
Rec. 1.50
Sub. 1.00
5.50

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, except as set out hereinabove

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, Charles E. Strain
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of April 19 83.

ATTEST:

Strain Construction, Inc.

By Charles E. Strain

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Charles E. Strain
whose name as President of Strain Construction, 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 25th day of April

19 83

