

This instrument was prepared by

(Name) **LARRY L. HALCOMB**
ATTORNEY AT LAW

(Address) **3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209**

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 Seventy nine thousand eight hundred and no/100 (\$79,800.00)

to the undersigned grantor, **Harbar Homes, 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

James W. Tice and Joy R. Tice

(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 52, according to the survey of Meadow Brook, 6th Sector, as recorded in Map Book 8, page 44, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1983.

Subject to restrictions, right-of-way and agreement of record.

\$75,800.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

RECEIVED ALA. SHELBY CO.
I CERTIFY THIS
DEED WAS FILED
See Mtg. 430 P. 669
1983 MAY -4 AM 11:30

Deed tax 400
rec. 150
Ind. 100
650

Thomas A. Snowden, Jr.
CLERK OF PROBATE

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 Vice President, **Denney Barrow**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3rd day of May 19 83

ATTEST:

Harbar Homes, Inc.

By

Vice

President

STATE OF Alabama
COUNTY OF Jefferson

I, **Larry L. Halcomb**

a Notary Public in and for said County in said

State, hereby certify that **Denney Barrow**
whose name as Vice President of

Harbar Homes, 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 3rd day of

May

19 83

Larry L. Halcomb

Notary Public

My Commission Expires 1/23/85