

1127



This Form furnished by:

Cahaba Title, Inc.1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

This instrument was prepared by

(Name) COURTNEY H. MASON, JR., ATTORNEY(Address) P. O. BOX 1007, ALABASTER, AL 35007

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-FIVE THOUSAND SIX HUNDRED TWENTY AND NO/100TH (\$65,620.00) DOLLARS

to the undersigned grantor, SCOTT & WILLIAMS CO., 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

BYRON W. MCCAIN AND WIFE, REBECCA A. MCCAIN

(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 22, according to the survey of Scottsdale, Second Addition as
recorded in Map Book 7 Page 118 in the Probate Office of Shelby
County, Alabama; being situated in Shelby County, Alabama.

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

\$62,300.00 of the above-recited purchase price was paid from a
mortgage loan closed simultaneously herewith.

GRANTOR'S ADDRESS: P. O. Box 9
Pelham, AL 35124

GRANTEES' ADDRESS: 2027 Diane Lane
Alabaster, AL 35007

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, A. C. SCOTT
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22ND day of JUNE 1983

ATTEST:

SCOTT & WILLIAMS CO., INC.

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

By A. C. Scott PresidentSTATE OF ALABAMA
COUNTY OF SHELBY

1983 JUN 23 PM 2:29

Law #432-738

Deed TAX 3.50
Rec 1.50
Fund 1.00
6.00

I, THE UNDERSIGNED Thomas H. Swisher, Jr.
State, hereby certify that A. C. SCOTT, President of SCOTT & WILLIAMS CO., INC.
whose name as

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 22ND day of JUNE 1983

Thomas H. Swisher, Jr.
Notary Public