

This instrument was prepared by

Send tax notice to:
Earl Lee Jones Austin
2043 Chandawood Drive
Pelham, AL

(Name) LARRY L. HALCOMB

ATTORNEY AT LAW

(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35208

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 Sixty five thousand eight hundred fifty and no/100 (\$65,850.00)

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
Earl Lee Jones Austin and Betty J. Austin

(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 233, according to the Survey of Chandalar South, Sixth Sector, as recorded in Map Book 7, page 49 in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1983.

Subject to restrictions, building lines, right-of-way and agreement with Alabama Power Company of record.

\$ 65,850.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 348 PAGE 263

STATE OF ALA. SHELBY CO.
RECEIVED THIS
JUL 5 1983
see mtg 423-285
1983 JUL -5 AM 8:27
Rec. 150
And 100
250

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 President, B.J. Harris who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of July 19 83

ATTEST:

Harbar Homes, Inc.
By: *B.J. Harris*
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 B.J. Harris whose name as 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 1st day of July 19 83

Larry L. Halcomb

[Signature]
Notary Public

Commission Expires 1/23/86