

This instrument was prepared by

Send tax notice to:

Warren Hawkins

Julia F. Goddard

#27 Ashford Circle

Birmingham, Alabama 35244

(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 four thousand nine hundred fifty and no/100 (\$74,950.00)

to the undersigned grantor, Harbar Homes, Inc.

a corporation,

(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

Warren Hawkins and Julia F. Goddard

(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

Shelby County, Alabama, to wit:

Lot 27-A, according to a Resurvey of Lots 25, 26, 27, 28, 29, 30, 31 and 32, of the Amended Map of Chase Plantation as recorded in Map Book 8, page 117 in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1983.

Subject to restrictions, easements, modification of easement, right-of-way and agreement with Alabama Power Company of record.

\$ 59,950.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 Vice President, Denney Barrow who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of August 19 83

ATTEST:

Harbar Homes, Inc.

By

Vice

President

STATE OF Alabama  
COUNTY OF Jefferson

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

1983 AUG 26 AM 8:25  
435-716

Deed TAX 15.00  
Rec 1.50  
Ind 1.00  
17.50

a Notary Public in and for said County in said

I, Larry L. Halcomb

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 22nd day of August

19

83

Larry L. Halcomb

Notary Public

Alabama Federal  
215 N. 20th Street, B'ham, AL 35203