

NAME: Frank K. Bynum, Attorney  
 ADDRESS: 2100 - 16th Avenue, South  
Birmingham, AL 35205

CORPORATION WARRANTY DEED  
 JOINT WITH SURVIVORSHIP

## Alabama Title Co., Inc.

BIRMINGHAM, ALA.

## State of Alabama

SHELBY

COUNTY;

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of  
 TWENTY FIVE THOUSAND FIVE HUNDRED AND NO/100----- (\$25,500.00)  
 to the undersigned grantor, Leo James Builders, Inc.  
 a corporation, in hand paid by Michael K. Hudson and wife, Deborah W. Hudson  
 the receipt whereof is acknowledged, the said Leo James Builders, Inc.

does by these presents, grant, bargain, sell, and convey unto the said Michael K. Hudson and wife,  
 Deborah W. Hudson

as joint tenants, with right of survivorship, the following described real estate, situated in  
 Shelby County, Alabama, to-wit:

Lot 41, according to the Survey of Meadow Brook, 2nd Sector,  
 2nd Phase, as recorded in Map Book 7, Page 130, in the Office  
 of the Judge of Probate of Shelby County, Alabama.

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

\$25,000.00 of the purchase price recited above was paid from mortgage loan closed simul-  
 taneously herewith.

TO HAVE AND TO HOLD Unto the said Michael K. Hudson and wife, Deborah W. Hudson  
 as joint tenants, with right of survivorship, their heirs and assigns forever; It being the intention of the parties to  
 this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the  
 grantees herein), in the event one grantee herein survives the other, the entire interest in fee simple shall pass to  
 the surviving grantee, and if one grantee does not survive the other, then the heirs and assigns of the grantees herein  
 shall take as tenants in common.

And said Leo James Builders, Inc.

does for itself, its successors

and assigns, covenant with said Michael K. Hudson and wife, Deborah W. Hudson  
 heirs and assigns, that it 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 Michael K. Hudson and wife, Deborah W. Hudson

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, The said

Leo James Builders, Inc.

signature by Leo James

has hereunto set its

its President,

who is duly authorized, and has caused the same to be attested by its Secretary,  
 on this 26th day of August, 1983.

ATTEST:

LEO JAMES BUILDERS, INC.

By

Leo James

President

Secretary.

Return to:

Leo James Builders, Inc.

TO

Michael K. Hudson and wife,

Deborah W. Hudson

CORPORATION

WARRANTY DEED

THIS FORM FURNISHED BY  
ALABAMA TITLE COMPANY, INC.

615 No. 21st Street Birmingham, Ala.

## State of Alabama

JEFFERSON COUNTY;

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Leo James whose name as President of the Leo James Builders, Inc. a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledge 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 26th day of August, 1983.

*Linda J. Little*

Notary Public

MY COMMISSION EXPIRES MAY 26, 1986

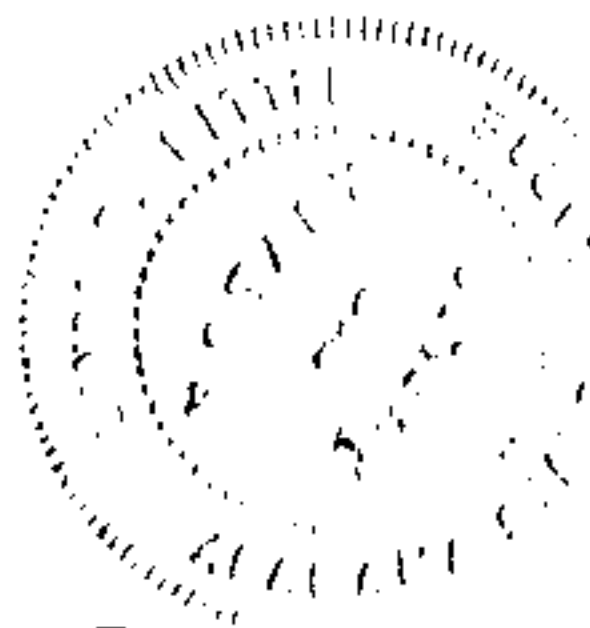
STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1983 SEP -7 AM 9:49

See Mt 436-130

*Thomas A. Shavlin, Jr.*  
JUDGE OF PROBATE

Deed	Tax	.50
Rec		3.00
Ind		1.00
		<u>4.50</u>



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