



american title insurance company

This instrument was prepared by 2118 - 3RD AVENUE NORTH • BIRMINGHAM, AL. 35203 • (205) 254-8080

Bobby Ray Sellers, Jr.
644 12th Street, N.W.
Alabaster, AL 35007

(Name) ✓ Courtney H. Mason, Jr.

(Address) P. O. Box 1007

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
AMERICAN TITLE INS. CO., Birmingham, AlabamaSTATE OF ALABAMA
COUNTY OF Shelby

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Sixty-Three Thousand Nine Hundred and no/100-----Dollars

to the undersigned grantor, Carr Construction, 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

Bobby Ray Sellers, Jr. and wife, Diane M. Sellers

(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 1, Block 1, according to the survey of Hamlet as
recorded in Map Book 8, Page 34, in the Probate Office
of Shelby County, Alabama; being situated in Shelby
County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$60,700.00 of the purchase price recited above was paid from a
mortgage loan closed simultaneously herewith.

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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, James H. Carr
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of September 1983

ATTEST:

CARR CONSTRUCTION, INC.

By James H. Carr
James H. Carr PresidentSTATE OF Alabama
COUNTY OF Shelby

1983 SEP 30 PM 4:08

see Mtg #37-221

JUDGE OF PROBATE

I, the undersigned
State, hereby certify that James H. Carr
whose name as President of Carr Construction, 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 29th day of September 1983