

This instrument was prepared by

(Name) DONALD H. BROCKWAY, JR. ✓ CORRETTI & NEWSOM 1522

(Address) 1804 7th Avenue, North, Birmingham, Alabama 35203

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

AMERICAN TITLE INS. CO., Birmingham, Alabama

Send Tax Notice To:  
Donald Eugene Burgess  
4331 Morningside Drive  
Helena, Alabama 35080

STATE OF ALABAMA  
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY-THREE THOUSAND NINE HUNDRED FIFTY AND NO/100 (\$63,950.00) DOLLARS

to the undersigned grantor, STRAIN 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

DONALD EUGENE BURGESS and wife, ANITA G. BURGESS

(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 the County of Shelby, State of Alabama, to-wit:

Lot 18, in Block 2, according to the Amended Map of  
Plantation South, First Sector, as recorded in Map  
Book 7, Page 173, in the Probate Office of Shelby  
County, Alabama.

SUBJECT TO: (1) Current taxes for the year 1984 and subsequent years.  
(2) Building setback line of 40 feet reserved from Morningside Drive  
as shown by recorded plat. (3) Public utility easements as shown by  
recorded plat, including a 7.5 foot easement on the West side and a 5 foot  
easement on the South side. (4) Right-of-way granted to South Central  
Bell Telephone and Telegraph Company by instrument recorded in Deed Book  
325, Page 261, in said Probate Office. (5) Restrictions, covenants and  
conditions as set out in instrument recorded in Misc. Book 31, Page 876,  
in said Probate Office. (6) Agreement in regard to Plantation Pipe Line  
Company as set out in Deed Book 317, Page 166, in said Probate Office.

\$63,950.00 of the purchase price of the property described herein has been  
paid by the proceeds of a purchase money mortgage executed and recorded  
simultaneously herewith.

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, Charles E. Strain  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of October, 1983.

ATTEST:

STRAIN CONSTRUCTION, INC.

By *Charles E. Strain, Pres*  
CHARLES E. STRAIN, President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

NOTARY PUBLIC  
1983 NOV -1 AM 9:31  
See Mtg 438-590

Rec 1.50  
Jud 1.00  
2.50

a Notary Public in and for said County in said

I, the undersigned authority, Charles E. Strain, President of Strain Construction, Inc.,  
State, hereby certify that Charles E. Strain, 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 28th day of October, 1983.

*Donald H. Brockway, Jr.*  
Donald H. Brockway, Jr. Notary Public  
My Commission Expires: 11-5-83