

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMESWOOD, ALABAMA 35208

Send tax notice
Clyde D. Baumgartner
2133 Partridge Berry Road
Birmingham, AL 35244

STATE OF ALABAMA
COUNTY OF Shelby

1669
} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred fourteen thousand and no/100 (\$114,000.00)

to the undersigned grantor, CVM Enterprises, 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

Clyde D. Baumgartner and Giny S. Baumgartner

(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 25, Riverchase West Third Addition Residential Subdivision, as recorded
in Map Book 7, page 139, in the Office of the Judge of Probate of Shelby
County, Alabama.

Oil, gas, petroleum and sulphur, together with all rights incident thereto,
excepted.

Subject to taxes for 1984.

Subject to restrictions, easements and agreement with Alabama Power Company
of record.

\$ 102,000.00 of the purchase price recited above was paid from a mortgage loan
closed 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, Carlie V. Mitchell
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31 day of October 19 83

ATTEST:

CVM ENTERPRISES, INC.

By Carlie V. Mitchell
President

STATE OF Alabama 1983 NOV -3 AM 9:34
COUNTY OF Jefferson

I, Larry L. Halcomb, Secretary,
State, hereby certify that Carlie V. Mitchell
whose name as President of CVM Enterprises, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 31 day of October 19 83

Notary Public

My Commission Expires 1/23/85