

1924

SEND TAX NOTICE TO:

(Name) Robert C. Thrasher

(Address) 5500 Surrey Lane  
Birmingham, Alabama 35243

This instrument was prepared by

(Name) Michael J. Romeo, Attorney

(Address) 900 City Federal Building  
Birmingham, Alabama 35203

Form 1-1-7 Rev. 5/82

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Seventy-Three Thousand One Hundred and 00/100

to the undersigned grantor, Scotch Building and Development Company, 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

Robert C. Thrasher

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in

Lot 21 according to the survey of Wagon Trace as recorded in Map Book  
6, page 140, in the Probate Office of Shelby County, Alabama.

Subject To:

1. Ad Valorem Taxes due and payable October 1, 1984.
2. 15 foot easement on rear, 7.5 foot easement on west as shown by recorded map.
3. 35 foot building line as shown by recorded map.
4. Restrictions recorded in Book 18, page 589 and Book 18, page 665 in the Probate Office of Shelby County, Alabama.
5. Agreement with Alabama Power Company recorded in Book 18, page 650, in said Probate Office.
6. Right of way to Alabama Power Company recorded in Book 303, page 198, and Book 309, page 353, in said Probate Office.
7. Mineral and mining rights and rights incident thereto recorded in Book 42, page 246, in said Probate Office.

\$69350.00  
of the purchase price of the above described real estate from a mortgage  
loan closed and funded by the delivery of cash.

TO HAVE AND TO HOLD Unto the said GRANTEES 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 does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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 encumbrances, unless otherwise noted above, 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 Vice President, Joe A. Scotch, Jr.  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of November 1983

ATTEST:

SCOTCH BUILDING AND DEVELOPMENT CO

STATE OF ALABAMA  
COUNTY OF SHELBY

NOTARY PUBLIC  
I CERTIFY THIS  
1983 NOV - 9 AM 9:20  
NOTARY PUBLIC

Joe A. Scotch, Jr.  
Vice President

Notary - 400  
Rec - 1.50  
And - 1.00  
6.50

a Notary Public in and for said County in said

I, The undersigned  
State, hereby certify that Joe A. Scotch, Jr.  
whose name as Vice President of Scotch Building and Development Company, 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 1st day of November 1983