



This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Road

P. O. Box 689

Pelham, Alabama 35124

Telephone: 988 5600



AGENT FOR

**ST. PAUL TITLE**

This instrument was prepared by

(Name) DANIEL M. SPITLERAttorney at Law(Address) 108 Chandalar DrivePelham, Alabama 35124

1086

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

STATE OF ALABAMA

COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty Thousand Nine Hundred and No/100 (\$60,900.00) DOLLARS

to the undersigned grantor, Robin Homes, 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

Geoffrey E. Yates and Connie G. Yates(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 26, in Block 1, according to Wildewood Village, Fourth Addition, as recorded in Map Book 8 page 146 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

\$57,850.00 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 contingent 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 15th day of December 1983.

ATTEST:

Deed TAX 3.50  
Rec 1.50  
Seal 1.00  
6.00

ROBIN HOMES, INC.

By William M. Humphries

President

STATE OF ALABAMA  
COUNTY OF SHELBY

1983 DEC 29 AM 10:14

See My #41-191

the undersigned William M. Humphries

a Notary Public in and for said County in said

State, hereby certify that William M. Humphries whose name as President of Robin Homes, 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 15th day of December 1983.

Form ALA-33

Daniel M. [redacted] er

Notary Public