

This instrument was prepared by

(Name) Donald L. Newsom, Attorney CORRETTI & NEWSOM, ATTORNEYS

Jerry Rodney Griffis  
4357 Morningside Drive  
Helena, Alabama 35080

(Address) 804 7th Avenue, North, Birmingham, Alabama 35203

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY-TWO THOUSAND FIFTY AND NO/100 (\$62,050.00) 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

JERRY RODNEY GRIFFIS and wife, PATRICIA K. GRIFFIS

(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 24, Block 1, 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) Taxes for the year 1984 and subsequent years. (2) Building  
setback line of 40 feet reserved from Morningside Drive as shown by plat.  
(3) Public utility easements as shown by recorded plat, including a ten foot  
easement on the West side and a thirty foot easement on the rear of subject  
property. (4) Restrictions, covenants and conditions as set out in instrument  
recorded in Misc. Book 31, Page 876, in said Probate Office. (5) Easement to  
South Central Bell as shown by instrument recorded in Deed Book 325, Page 261,  
in said Probate Office. (6) Easement to Plantation Pipe Line Company as shown  
by instrument recorded in Deed Book 112, Page 353, and Deed Book 257, Page 375,  
in said Probate Office. (7) Title to all minerals within and underlying the  
premises, together with all mining rights and other rights, privileges and  
immunities relating thereto, including rights conveyed in Deed Book 328,  
Page 476, in said Probate Office. (8) Subdivision Agreement with Plantation  
Pipe Line as recorded in Deed Book 317, Page 166, in said Probate Office.

\$58,900.00 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 5th day of January 1984.

ATTEST:

Deed Tax 3.50  
Rec. 1.50  
1.00  
6.00

STATE OF ALABAMA, SHELBY CO.  
RECEIVED THIS  
JANUARY 5 1984  
1984 JAN -6 PM 2:04

STRAIN CONSTRUCTION, INC.

By

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

STATE OF ALABAMA  
COUNTY OF JEFFERSON

*Thomas W. Newsome, Jr.*  
NOTARY PUBLIC

I, the undersigned authority a Notary Public in and for said County in said  
State, hereby certify that Charles E. Strain,  
whose name as President of Strain 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 5th day of January 1984.

*Donald L. Newsom*  
Donald L. Newsom  
My Commission Expires: 2-2-85

*Corretti Newsome*