

This instrument was prepared by

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

1242
Send tax notice to:

A.B. Hooper IV
8 Chase Plantation Parkway
Birmingham, AL.

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 Seventy eight thousand nine hundred fifty and no/100 (\$78,950.00)

Harbar Homes, Inc.

to the undersigned grantor,
(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

A.B. Hooper IV and Leslie L. Hooper

(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 8, according to the Amended map of Chase Plantation, Second Sector as recorded in Map Book 8, page 159 in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1984.

Subject to protective covenants, restrictions, easements, right-of-ways, notice of compliance agreement, release of damages, and agreement with Alabama Power Company of record.

Subject to any applicable zoning ordinances.

\$ 75,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 354 PAGE 994
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
See. 447 - HCS
1984 APR 24 AM 11:06

F. Thomas P. ...
JUDGE OF PROBATE

Deed tax 4.00
Rec. 1.50
Ind. 1.00
6.50

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 Vice President, Denney Barrow who is authorized to execute this conveyance, has hereto set its signature and seal, this the 20 day of April 19 84

ATTEST:

Harbar Homes, Inc.

By *Denney Barrow*

Vice

President

STATE OF Alabama
COUNTY OF Jefferson

I, Larry L. Halcomb
State, hereby certify that Denney Barrow
whose name as Vice President of Harbar 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the

20

day of

April

19 84

L. L. Halcomb
Notary Public
My Commission Expires 1/23/88