

This instrument was prepared by

(Name) COURTNEY H. MASON, JR., P.A. 1516

(Address) ALABASTER, ALABAMA 35007

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 ONE HUNDRED TWENTY-THREE THOUSAND FOUR HUNDRED SEVENTY FIVE & NO/100TH (\$123,475.00) DOLLARS

to the undersigned grantor, THURMON WILSON HOMEBUILDERS, 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

ALBERT DALE QUINN AND WIFE, CLAUDIA M. QUINN

(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 11-E, according to a Resurvey of a Resurvey of Lot 11, Indian Valley Ranchettes, as recorded in Map Book 7 Page 9 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$86,300.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTOR'S ADDRESS: \_\_\_\_\_

GRANTEES' ADDRESS: 2419 Chuchura Road, Birmingham, AL 35244

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, THURMON WILSON, JR. who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27TH day of APRIL, 19 84

ATTEST: *Deed Tax 37.50*  
*Rec 1.50* STATE OF ALA. SHELBY CO.  
*Ind 1.00* I CERTIFY THIS  
40-09 INSTRUMENT FILED  
Secretary

THURMON WILSON HOMEBUILDERS, INC.

By *Thurmon Wilson Jr*  
THURMON WILSON, JR. President

STATE OF ALABAMA  
COUNTY OF SHELBY

1984 APR 30 PM 12:41  
*See Mtg 447-778*

I, THE UNDERSIGNED JUDGE OF PROBATE  
State, hereby certify that THURMON WILSON, JR.  
whose name as THE President of THURMON WILSON HOMEBUILDERS, INC.  
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me this day, that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same for and as the act of said corporation,

Given under my hand and official seal, this the 27TH day of

COURTNEY H. MASON, JR.  
NOTARY PUBLIC  
APR 27 1984  
OLIC  
Notary Public