

This instrument was prepared by

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Send tax notice to:

(Name) **LARRY L. HALCOMB**
ATTORNEY AT LAW

Ronald D. Cary
1773 Indian Hill Road
Pelham, AL

(Address) **3512 OLD MONTGOMERY HIGHWAY**
HOMEWOOD, ALABAMA 35226

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 nine thousand eight hundred and no/100 (\$79,800.00)

Harbar Homes, Inc.

to the undersigned grantor,

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

Ronald D. Cary and Deborah J. Cary

(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 20, according to the survey of Chaparral, First Sector, Phase II as recorded in Map Book 8, page 114 in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1984.

Subject to restrictions, right-of-ways and building lines of record.

\$ 71,800.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 355 PAGE 206

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, B.J. Harris who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30 day of April 19 84

ATTEST:

Harbar Homes, Inc.

By *[Signature]* President

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

STATE OF Alabama
COUNTY OF Jefferson

1984 MAY -2 AM 10:40
See Mtg 447-907

Deed TAX 8.00
Rec 1.50
Jud 1.00
Total 10.50

I, Larry L. Halcomb

State, hereby certify that

B.J. Harris

whose name as

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,

Given under my hand and official seal, this the 30

day of

April

19 84

[Signature]
Notary Public