

This instrument was prepared by

173

(Name) Courtney H. Mason, Jr.

(Address) 1442 Montgomery Highway



SEND TAX NOTICE TO:

Fredrick J Engelke  
3105 Meadow Circle  
Birmingham, AL 35243

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA  
COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Seven Thousand Nine Hundred Ninety-Five and no/100---Dollars

to the undersigned grantor, Don Kirby 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

Fredrick J. Engelke and wife, Cheryl P. Engelke

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in  
Shelby County, Alabama to-wit:

Lot 48, in Block 1, according to the map and survey of Sunny Meadows, Phase Two, as recorded in Map Book 8, Page 19 A & B in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$58,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

1984 JUN -4 PM 3:32

see ltr 449-992  
Thomas J. Harrison, Jr.  
JUDGE OF PROBATE

Need tax - 50.00  
Re 150  
Ad. 100  
52.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship. 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 29th day of May 19 84

ATTEST:

DON KIRBY CONSTRUCTION, INC.

Secretary

By

President

STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned  
State, hereby certify that

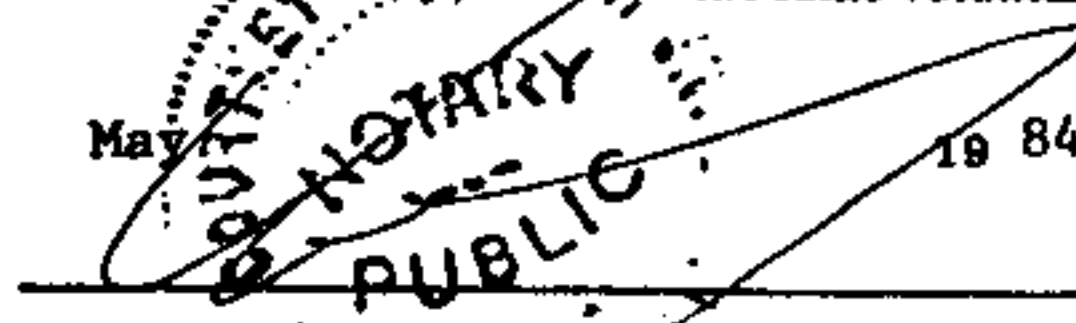
whose name as President of Don Kirby Construction, Inc.

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 29th day of

May

19 84



Notary Public