

This instrument was prepared by

SEND TAX NOTICE:

Mark D. Gelhardt

(Name) William H. Halbrooks, Attorney

524 11th Street NW

Suite 820 Independence Plaza

Alabaster, AL 35007

(Address) Birmingham, AL 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty One Thousand Seven Hundred and no/100 DOLLARS

to the undersigned grantor,

Benny Griffin Construction, Inc.

a corporation,

(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Mark D. Gelhardt AND Kathryn M. Gelhardt

(herein referred to as GRANTEEES) 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, to-wit:

Lot 2 in Block 3, according to the Survey of Hamlet Second Sector as recorded in Map Book 8, page 36, in the Probate Office of Shelby County, Alabama.

Subject to taxes, easements and restrictions of record.

\$ 61,700.00 of the purchase price recited above was paid from a mortgage loan closed by the same parties herewith.

I CERTIFY THIS INSTRUMENT WAS FILED

1984 JUN 22 AM 11:13

JUDGE OF PROBATE

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, 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 8th day of June 1984

ATTEST:

Benny Griffin Construction, Inc.

By

President

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned

a Notary Public in and for said County in said

State, hereby certify that

Benny Griffin

whose name as

President of Benny Griffin 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 8th

day of

June

1984



Carey Livingston  
Notary Public