

(Name) CEH Samuel R. McCord ³⁸⁷

(Address) #2 Office Park Circle 29,901.00

Form 1-15 Rev. 1-88
WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR- Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS, SEND TAX NOTICE TO:
Robert L. Corn
527 Caldwell Mill Circle
Birmingham, AL 35243

That in consideration of 1EN & NO/100-- and other good and valuable consideration DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
PHILIP LURIN MCCANLESS and SHERRY D. MCCANLESS husband and wife
(herein referred to as grantors) do grant, bargain, sell and convey unto

Robert L. Corn, an unmarried person
(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 56 according to the survey of Old Mill Trace as recorded in Map Book 7, page 99, in
the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

As part of the consideration herein the grantees agree to abide by the
terms and conditions of that certain mortgage in favor of Johnson &
Associates Mortgage Co. dated March 30, 1981 and further agree to
assume and pay the unpaid balance of that certain mortgage described
hereinabove as recorded in Mortgage Book 411, Page 153; which said
mortgage was assigned to Central Bank of Birmingham in Misc. Book
40, Page 105.

Sales price of the property is exactly \$84,312.08 of which \$63,411.08
is represented by the assumption of that certain mortgage described
hereinabove.

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 ~~X~~(we) do for ~~ourselves~~ (ourselves) and for ~~MY~~ (our) heirs, executors, and administrators covenant with the said GRANTEES,
their heirs and assigns, that ~~I am~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances,
unless otherwise noted above; that ~~X~~ (we) have a good right to sell and convey the same as aforesaid; that ~~X~~ (we) will and ~~my~~ (our)
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever,
against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hand(s) and seal(s), this 25th
day of May, 19 84

WITNESS:
Deed Tax 21.00
Rec 2.50
Insol 1.00
24.50
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1984 JUL 11 PM 1:01
JUDGE OF PROBATE

Philip Lurin McCanless (Seal)
PHILIP LURIN MCCANLESS
Sherry D. McCanless (Seal)
SHERRY D. MCCANLESS (Seal)

STATE OF ALABAMA }
Shelby COUNTY } General Acknowledgment
I, Mary Y. Deaver, a Notary Public in and for said County, in said State,
hereby certify that PHILIP LURIN MCCANLESS and SHERRY D. MCCANLESS husband and wife
whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me
on this day 25 being informed of the contents of the conveyance that they executed the same voluntarily
on the day the same bears date.
Given under my hand and official seal this 25 day of May, A. D., 19 84
Porterfield My Commission Expires March 3, 1984 Public.