

This instrument was prepared by

(Name) **LARRY L. HALCOMB**
ATTORNEY AT LAW
3312 OLD MONTGOMERY HIGHWAY
(Address) **HOMEWOOD, ALABAMA 35209**

\$93

Larry Keith Johnson
5259 Harvest Ridge Lane
Birmingham, AL 35243

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF **SHELBY**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred thirteen thousand and no/100 — (\$ 113,000.00)

to the undersigned grantor, **Cornerstone Properties, 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

Larry Keith Johnson and Karen Lee Johnson

(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 14, according to the survey of Meadow Brook 11th Sector,
as recorded in Map Book 9, Page 6 A and B, in the Probate
Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1985.

Subject to restrictions, easements, building lines and agreement
with Alabama Power Company of record.

\$ 85,000.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

RECORDING FEES

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

1984 NOV 13 AM 8:57
See Mtg 008-327
Thomas G. Shandley, Jr.
JUDGE OF PROBATE

Mortgage Tax	\$	
Deed Tax		28.00
Mineral Tax		
Recording Fee		2.50
Index Fee		1.00
TOTAL	\$	31.50

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, **Donald M. Acton**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of November 19 84

ATTEST:

Cornerstone Properties, Inc.

By **Donald M. Acton** President

STATE OF **ALABAMA**
COUNTY OF **JEFFERSON**

I, **Larry L. Halcomb** a Notary Public in and for said County in said
State, hereby certify that **Donald M. Acton**
whose name as **President of Cornerstone Properties, 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 9th day of November

Larry L. Halcomb
Notary Public

My Commission Expires 1/23/86