

This instrument was prepared by

(Name) **ROBERT O. DRIGGERS, Attorney**

(Address) **1736 Oxmoor Road, 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 **Ninety Five Thousand Six Hundred and No/100-----DOLLARS**

to the undersigned grantor, **KIRKWOOD 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
CECIL R. BROWN and MARY E. BROWN

(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 6, according to J. A. Jones Survey as recorded in Map Book
7, page 74, in the Office of the Judge of Probate of Shelby County,
Alabama.

This conveyance is subject to the following:

1. Taxes for the year 1985 and thereafter.
2. Easements, rights of way, restrictions and limitations of record, if any,
in said Probate Office.

\$75,600.00 of the consideration recited above was paid from a mortgage loan closed
simultaneously herewith.

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TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being
the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of
the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,
and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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, unless otherwise noted above, 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, **FRANK KIRKWOOD**
who is authorized to execute this conveyance, has hereto set its signature and seal, this the **14th** day of **November** 1984

ATTEST:

KIRKWOOD CONSTRUCTION, INC.

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

FRANK KIRKWOOD

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

1984 NOV 19 PM 12:21

Deed TAX 3000
Rec 2.50
Jud 1.00
23.50

Judge of Probate

I, the undersigned
State, hereby certify that **FRANK KIRKWOOD**

a Notary Public in and for said County in said

whose name as President of **KIRKWOOD 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 **14th**

day of **November**

19 **84**

Robert O. Driggers
Notary Public