

(Name) Charles R. Wallis
5475 Dover Cliff Circle
(Address) Birmingham, Alabama 35243

This instrument was prepared by

(Name) Dale Corley, Attorney at Law(Address) 2100 16th Avenue South, Birmingham, Alabama 35205

Form 1-1-7 Rev. 5/82

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of NINETY SEVEN THOUSAND FIVE HUNDRED AND NO/100 DOLLARS

to the undersigned grantor, United Homebuilders, 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

Charles F. Wallis and Patricia N. Wallis

(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 45 according to the survey of Meadow Brook, Eleventh Sector, as recorded
in Map Book 9, Page 6, in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, rights of
way, limitations, if any, of record.

\$50,000.00 of the purchase price \$97,500.00 was paid from a mortgage loan
closed simultaneously herewith.

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		<u>47.50</u>
Mineral Tax		
Recording Fee		<u>250</u>
Index Fee		<u>100</u>
TOTAL	\$	<u>5100</u>

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

1984 NOV 27 AM 10:24

JUDGE OF PROBATE

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, Leonard W. Coggins
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 21st day of November 19 84

ATTEST:

United Homebuilders, Inc.

By Leonard W. Coggins President

Secretary

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned
State, hereby certify that Leonard W. Coggins
whose name as President of United Homebuilders, 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 an act of said corporation.

Given under my hand and official seal, this the 21st day of November 19 84