

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway, Birmingham, AL

SEND TAX NOTICE TO:
Carolyn S. Brown
1430 Cross Path Drive
Alabaster, AL

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

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

That in consideration of Sixty Two Thousand and 00/100-----Dollars

to the undersigned grantor, Hi-Lo Homes, 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

Carolyn S. Brown and John A. Brown

(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 5, according to the survey of Navajo Hills, Sixth Sector as recorded in Map Book 6, page 67 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, building setback lines, mineral and mining rights, and rights of way of record.

\$42,000.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

BOOK 010 PAGE 731

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

1984 DEC -5 AM 9:18

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

RECORDING FEES

Mortgage Tax	\$	_____
Deed Tax		20.00
Mineral Tax		_____
Recording Fee		2.50
Index Fee		1.00
TOTAL	\$	23.50

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, Marie Landmon who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of November 19 84

ATTEST:

Hi-Lo Homes, Inc.

By Marie Landmon
Marie Landmon President

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Marie Landmon whose name as President of Hi-Lo Homes, 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 30th day of November

19 84

Notary Public

My Commission Expires Nov 1985