

Send tax notice to:
Christopher Lucier Miller
5471 Dover Cliff Circle
Birmingham, AL 3524

This instrument was prepared by

(Name) **LARRY L. HALCOMB** 1019

(Address) **ATTORNEY AT LAW**
3812 OLD MONTGOMERY HIGHWAY
HOMERWOOD, ALABAMA 35209

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 Eighty-six thousand eight hundred eighty and no/100 — (\$ 86,880.000

to the undersigned grantor, Hubco, Inc.

(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Christopher Lucier Miller and Elizabeth Searcy Miller

(herein referred to as GRANTEEES) 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 46, according to the survey of Meadow Brook, 11th Sector, as recorded in Map Book 9, Page 6 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1985.

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

BOOK 021 PAGE 411

\$ 82,536.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, R. V. Hubbard who is authorized to execute this conveyance, has hereto set its signature and seal, this the 18th day of March 19 85

ATTEST:

Deed Tax 4.50
Rec 2.50
Jud 1.00
8.00

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

Hubco, Inc.

R. V. Hubbard

President

STATE OF Alabama
COUNTY OF Shelby

1985 MAR 20 AM 9:20

I, Larry L. Halcomb
State, hereby certify that R. V. Hubbard
whose name as President of Hubco, 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.

a Notary Public in and for said County in said

Given under my hand and official seal, this the 18th day of March

Larry L. Halcomb

My Commission Expires 1/23/86